



18 Easton Avenue, West Moonah

Investor alert three in One

Positioned on a substantial parcel of land in the highly sought-after suburb of West Moonah, this versatile property presents an exceptional opportunity for investors, developers, and owner-occupiers alike.

The main residence offers comfortable living with three spacious bedrooms, one bathroom, and a single garage, providing a solid foundation for occupancy or rental income. Beneath the main home are two self-contained one-bedroom units, both currently tenanted, delivering an attractive income stream from day one.

Set on a large block, the property's true value lies in its future potential. With ample land size and favourable positioning, there is the possibility for subdivision or further development (STCA), making this an outstanding landbanking opportunity in a growing residential area.

Located close to schools, shopping centres, public transport, and only a short drive to Hobart's CBD, this property combines convenience, rental return, and development potential in one compelling package.

Property Features:

- Three-bedroom main residence

5 🏠 3 🛏 6 🚗

FOR SALE

Offers Over \$989,000

VIEW

By Appointment

AGENTS

Ben Ayers
0417 518 608
bayers@ljhpinnacle.com.au

Phil Ayers
0407 868 345
payers@ljhpinnacle.com.au

AGENCY

LJ Hooker Pinnacle Property
(03) 6272 8177

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

- One bathroom
- Single garage
- Two self-contained one-bedroom units underneath
- All Three currently tenanted, providing immediate rental income
- Large allotment with subdivision potential (STCA)
- Excellent investment and development opportunity
- Convenient West Moonah location close to all amenities

Opportunities of this calibre are becoming increasingly rare. Whether you're seeking a strong investment, multi-generational living arrangement, or a development project, 18 Easton Avenue offers endless possibilities.

The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however, cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify this information.

MORE DETAILS

Property ID	TJJ1F
Property Type	House
House Size	218 m2
Land Area	960 m2
Including	Courtyard Deck Built-in-Robes

Ben Ayers 0417 518 608

Property Representative | bayers@ljhpinnacle.com.au

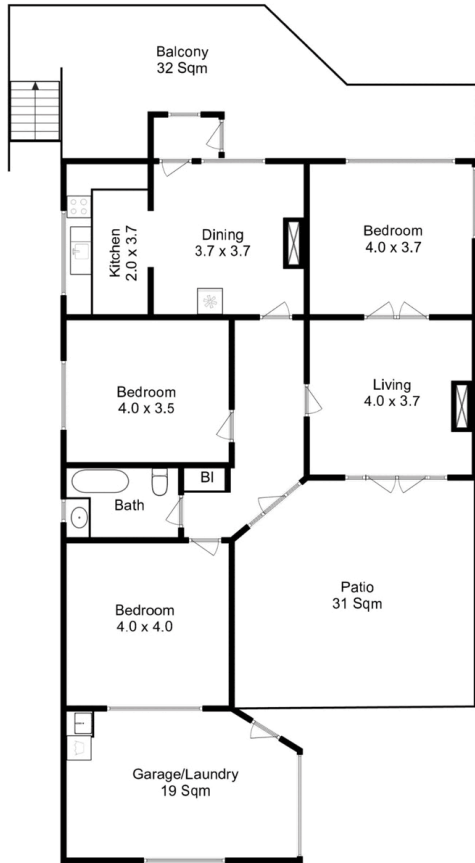
Phil Ayers 0407 868 345

Property Representative | payers@ljhpinnacle.com.au

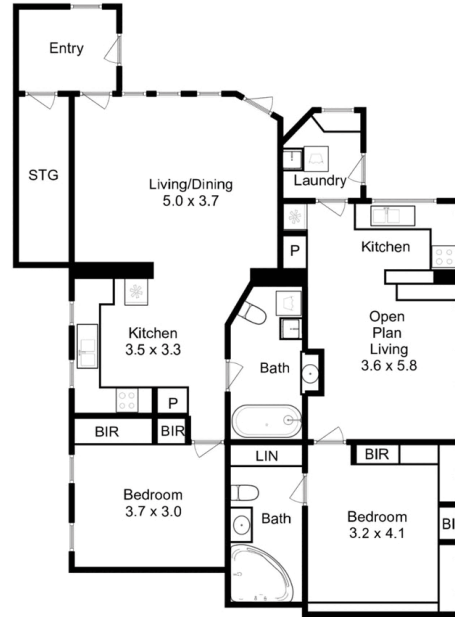
LJ Hooker Pinnacle Property (03) 6272 8177

402 Main Road, GLENORCHY TAS 7010
pinnacleproperty.ljhooker.com.au | hello@ljhpinnacle.com.au





This floor plan is for marketing purposes only and is to be used as a guide.



 LJ Hooker