



7 Lake Barrington Road, Wilmot

## Wilmot Living, Cradle Bound

Set on the very edge of Wilmot, this property sits along one of the most scenic routes in the region, on the way to Cradle Mountain. It is a location that people travel to experience, yet few get to call home. Surrounded by farmland, fresh air and wide open views, Lake Barrington Road offers a daily reminder of why this part of Tasmania is so special.

The home itself is comfortable and adaptable, offering three bedrooms, with one easily doubling as a study or home office. It's a practical layout that suits modern living, with good natural light and a calm, easy feel throughout. Heating is the Tasmanian essential, a wood heater, plus the convenience of a reverse cycle and there is gas cooking.

Outside, the lifestyle really comes into its own. This is a property that supports a more self sufficient way of living, with a productive veggie garden, room for chooks, a barn for storage or animals, rainwater tanks, and land that invites you to slow down and make use of what is around you.

A separate studio is a bonus and adds another layer of flexibility it provides valuable extra space for creative work, hobbies, storage or simply a quiet place to escape to.

The property is held on two titles, an important detail that offers future flexibility and long term appeal.

All of this within the Wilmot township, you can walk to school and the

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### FOR SALE

Offers Over \$650,000

### AGENTS

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### AGENCY

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local store, close to Lake Barrington for rowing, skiing and simply enjoying the environment and along the gateway to Cradle Mountain. This is a location that feels authentic, grounded and quietly impressive. If you're looking for a property where the setting genuinely shapes the lifestyle, this one is well worth your attention.

- The information contained herein has been supplied to us by sources which are considered reliable and we have no reason to doubt its accuracy. However, all interested parties should make their own enquiries to verify this information to be correct. All measurements are approximate and are for illustrative purposes only.

## MORE DETAILS

Property ID	8R0HVM
Property Type	House
Land Area	9070 m2
Including	Air Conditioning Toilets (1) Fire Place Built-in-Robes Water Tank

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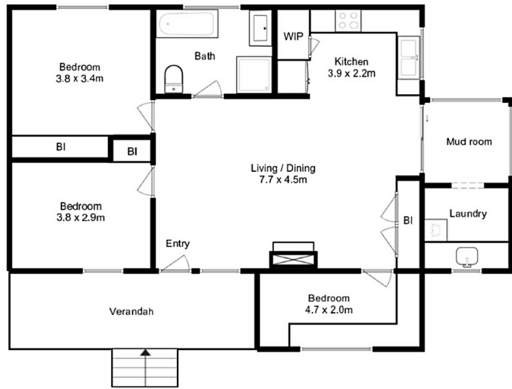
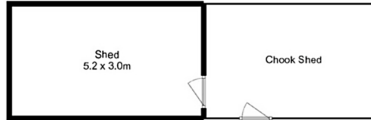
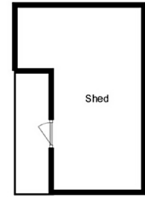
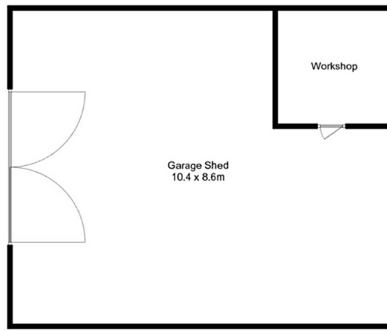
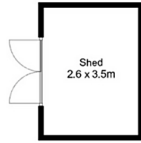
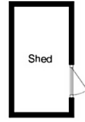
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This plan is a sketch for illustration only.  
All measurements are internal and approximate.  
Outbuildings / exterior elements not in actual position.

