



### 13 Coobar Road Risdon Vale TAS

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Welcome to 13 Coobar Road- a neat and tidy treat located in the heart of Risdon Vale that is ready for a new family to call it its very own. Built in 1961, this property has only seen two owners over its lifetime and hasn't been on the market since 1993- it has been immaculately looked after and is ready for its next owner.

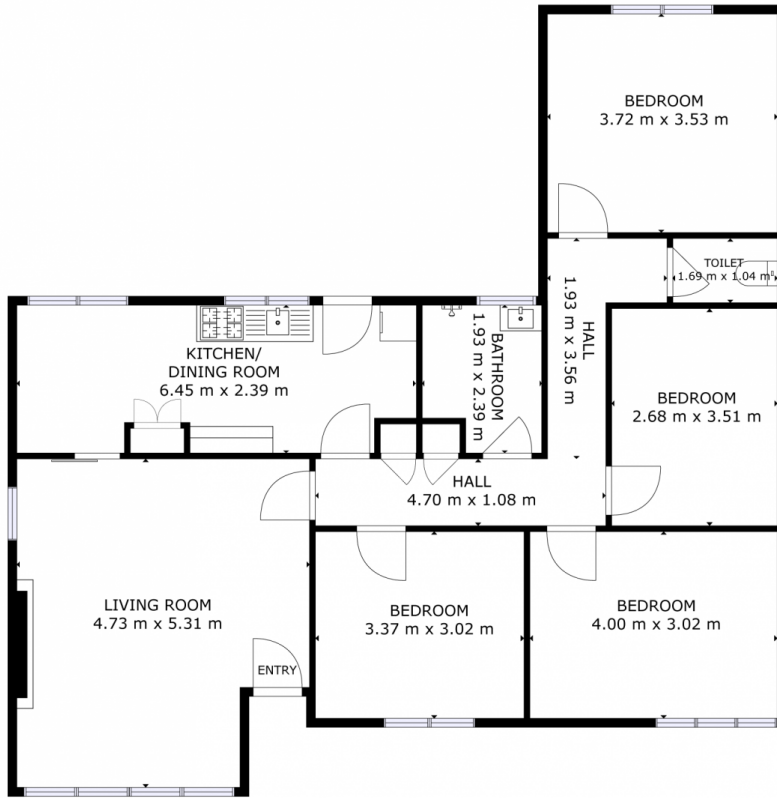
Step in the front door and be greeted by the large living area; adorned with sizeable windows that let in a flood of light and bring an instant feeling of warmth and tranquillity. Once heated by a woodfire, it now has a reverse cycle heat pump that gives the space warmth in winter and a ceiling fan to cool in the warmer months. Spend days and nights making memories in this welcoming space with the family.

**Type** : House  
**Price** : \$ 468,000  
**Building Size** : 110 sqm  
**Land Size** : 626 sqm  
**View** : <https://www.4one4.com.au/property/13-coobar-road-risdon-vale-tas/7620292>



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[For full version visit the website](https://www.4one4.com.au)



FLOOR 1

GROSS INTERNAL AREA  
TOTAL: 103 m<sup>2</sup>  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

