




### 3/32 Nicholls Street DEVONPORT TAS

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Looking to downsize? This is the one. For starters, commuting to the CBD is a matter of minutes on foot and if you're after some fresh air, a walk along Victoria Parade River Track is just at the end of the street. Enjoy the privacy of this unit complex and the advantages of such a low-maintenance property.

Spanning approximately 13 Squares this home features 3 Solid Bedrooms all with built in robes and 2 Bathrooms. The open plan living/dining affords large windows to receive ample sunlight. Heating isn't a problem with a reverse cycle heat pump in the living room and 2nd Bedroom to insure all areas are covered. The kitchen is fitted with plenty of storage and an electric cooktop. There is a single car garage with internal access and and a

<b>Type</b>	: Unit
<b>Price</b>	: \$ 449,000
<b>Building Size</b>	: 13 sqm
<b>View</b>	: <a href="https://www.mbre.com.au/sale/tas/burnie-devonport-nw-tas/devonport/residential/unit/7328467">https://www.mbre.com.au/sale/tas/burnie-devonport-nw-tas/devonport/residential/unit/7328467</a>

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Michael Burr & Assoc This floor plan is to be used as a guide only.