

A Federation favourite ready for its next chapter



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43 Carlton Street, New Town

Offers Over \$910,000

Step inside a timeless Federation home where classic charm meets incredible potential. Recently refreshed with subtle updates, the interiors are immediately inviting, while the generous floorplan offers exciting scope to enhance and transform. Positioned on a well-regarded, tree-lined street in the heart of New Town, this is a residence that balances character, comfort and future opportunity in equal measure.

Behind the charming façade and covered verandah lies a home rich in original features – including ornate fretwork, high ceilings, bay windows and open fireplaces – all celebrating its early 1900s heritage. The generous floorplan offers excellent flow, with three oversized bedrooms, including a master with ensuite, multiple living spaces, and a wide central hallway that sets the tone from the moment you enter. The flexible family room could easily function as a fourth bedroom or second living area, depending on your needs.

At the rear, the open-plan kitchen and dining zone forms the heart of the home – well positioned to capture afternoon sun and overlooking a private courtyard with outstanding potential for a beautifully designed alfresco area. It's a space with genuine lifestyle appeal, perfect for relaxed day-to-day living or entertaining family and friends.

Positioned on a level corner block with dual street access, the home also includes a carport, garden sheds and low-maintenance grounds. The location is second to none – within walking

Property ID: L33261600

Property Type: House

Building / Floor Area: 175

Carports: 1

Open Parking: 1

Land Area: 511.0 sqm

Chloe Sweiger

0428 337 387

chloe.sweiger@hobart.rh.com.au

distance of local cafés, shops and schools, and just minutes from Hobart's CBD. With New Town Plaza and Cornelian Bay nearby, this is an address that continues to grow in popularity.

Whether you're looking to move straight in and enjoy the comfort and character already on offer, or you're ready to unlock the home's full potential and create something extraordinary, this is an opportunity not to be missed.