



Beautifully Designed, Exceptionally Spacious - A True Gem in Blackmans Bay

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70 Tinderbox Road, Blackmans Bay

\$1,100,000- \$1,200,000

If you’re looking for a home that delivers space, flexibility, and comfort with room for all the toys, then this standout double-storey property in sought-after Blackmans Bay should be at the top of your list.

Thoughtfully designed by the current owner, this four-bedroom, three-bathroom home (two bedrooms with their own ensuite), also features two generous living areas, a dedicated office or fifth bedroom, and a truly massive triple garage making it perfect for tradies, car enthusiasts, or families needing serious storage. There’s even additional parking and turning space for a boat, caravan or both.

Set back from the street for added privacy, the wide forecourt and carport create an easy entry point, leading to three remote-controlled garage doors and internal access to the home. Downstairs you’ll find a rumpus room, perfect as a teen retreat or games room, which connects to a large bedroom with walk-in robe and shared access to a bathroom with shower, vanity and toilet. The laundry is also tucked neatly into this level.

Upstairs, the home really shines. The wide staircase from the ground floor entry foyer opens to a central hallway with built-in cupboards and a separate walk-in storeroom. No shortage of places to put things here! The open-plan living area offers dedicated lounge, dining, and kitchen zones, all filled with natural light and cleverly arranged for flow and functionality.

Property ID:	L34662737
Property Type:	House
Building / Floor Area:	340
Garages:	3
Carports:	1
Open Parking:	3
Land Area:	778.0 sqm

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Step out onto the balcony for views of kunanyi/Mt Wellington, a peaceful spot to enjoy your morning cuppa.

The kitchen is a real highlight, with loads of bench space, an island breakfast bar, top-quality appliances and a smartly tucked-away butler's pantry. Even the washing up comes with a bonus – ocean glimpses from the kitchen sink.

At the rear of the top level, you'll find the family bathroom with separate bath and shower, plus three more bedrooms including the master with walk-in robe and ensuite. Bedroom two mirrors the master in size and layout, minus the ensuite, while bedroom three is ideal for a child or guest. The office, fitted with a built-in desk and robe, could easily serve as a fifth bedroom or quiet study space for a student or home-based worker.

Out the back, the low-maintenance yard includes an impressive setup of enclosed and semi-enclosed veggie beds – a dream for keen gardeners or anyone looking to grow their own produce with minimal fuss.

Blackmans Bay is one of southern Tasmania's most desirable beachside suburbs, known for its relaxed coastal lifestyle, excellent schools, and close-knit community. The local beach is perfect for families, offering calm waters, scenic walking tracks, and a popular foreshore playground – it's a great spot to swim, picnic, or enjoy fish and chips by the sea.

The area is well-serviced, with Illawarra School within walking distance and a local shopping centre, cafés, and restaurants-including the much-loved Beach House-close by. Kingston is just a short drive away for all your major needs.

Commuting to Hobart CBD takes around 20 minutes, making it a perfect base for professionals and families alike.

With stunning natural surrounds, great amenities, and a genuine community feel, Blackmans Bay is a place where lifestyle comes first and properties like this one don't come up often.

Call Susan 0418 720 201 for a private inspection