

RENTAL APPRAISAL

HARRISON
AGENTS

61 ECCELSTONE ROAD, RIVERSIDE

Harrison Agents Launceston provide a rental appraisal for the above mentioned property.

Set on approximately 17,908m² of land, 61 Eccelstone Road, Riverside presents a rare lifestyle and investment opportunity. This substantial property features four bedrooms and two bathrooms, providing ample space for families or long-term tenants. The functional floorplan is complemented by multiple living areas, ensuring flexibility and comfort throughout the home.

Practical additions such as solar panels and a 9x6 freestanding shed enhance the property's appeal, offering both energy efficiency and valuable storage or workshop space. With generous parking options and well-maintained grounds, the home is as functional as it is inviting.

For investors, the combination of land size, versatile living spaces, and long-term lifestyle appeal makes this property a standout opportunity in the Riverside market. Whether seeking strong rental returns or future development potential, this home ticks all the boxes.

Taking into account influences such as marked demand, comparable properties, the properties features and appeal as well as proximity to local amenities and services in the area -

Harrison Agents Launceston advises we expect a rental in the vicinity of **\$720 - \$750** per week in the current market. This appraisal was completed on 17th November, 2025.

Please note the suggested rental appraisal will be influenced by the market conditions at the time of leasing.

APPRAISAL

\$720 - \$750 PER WEEK

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