PROPERTY REPORT

Details

LOT/PLAN NUMBER OR CROWN DESCRIPTION
Lot. 39 55208

LOCAL GOVERNMENT (COUNCIL)
Launceston

LEGAL DESCRIPTION
55208/39

COUNCIL PROPERTY NUMBER
Unavailable

LAND SIZE
691m² Approx

ORIENTATION
East

FRONTAGE
15.28m Approx

PropTrack Property Data

House
4 3 -

SALE HISTORY

$864,000	05/04/2019
$330,000	17/05/2014
$305,000	31/05/2007
$139,000	17/09/1999

State Electorates

LEGISLATIVE COUNCIL
Launceston

LEGISLATIVE ASSEMBLY
Bass

Schools

CLOSEST PRIVATE SCHOOLS
Launceston Church Grammar School - Junior Campus (467 m)
Scotch Oakburn College - Elphin Campus (442 m)
The Launceston Preparatory School (626 m)

CLOSEST SECONDARY SCHOOLS
Newstead College (1036 m)

CLOSEST PRIMARY SCHOOLS
East Launceston Primary School (434 m)

Council Information - Launceston

PHONE
03 6323 3000 (City of Launceston)

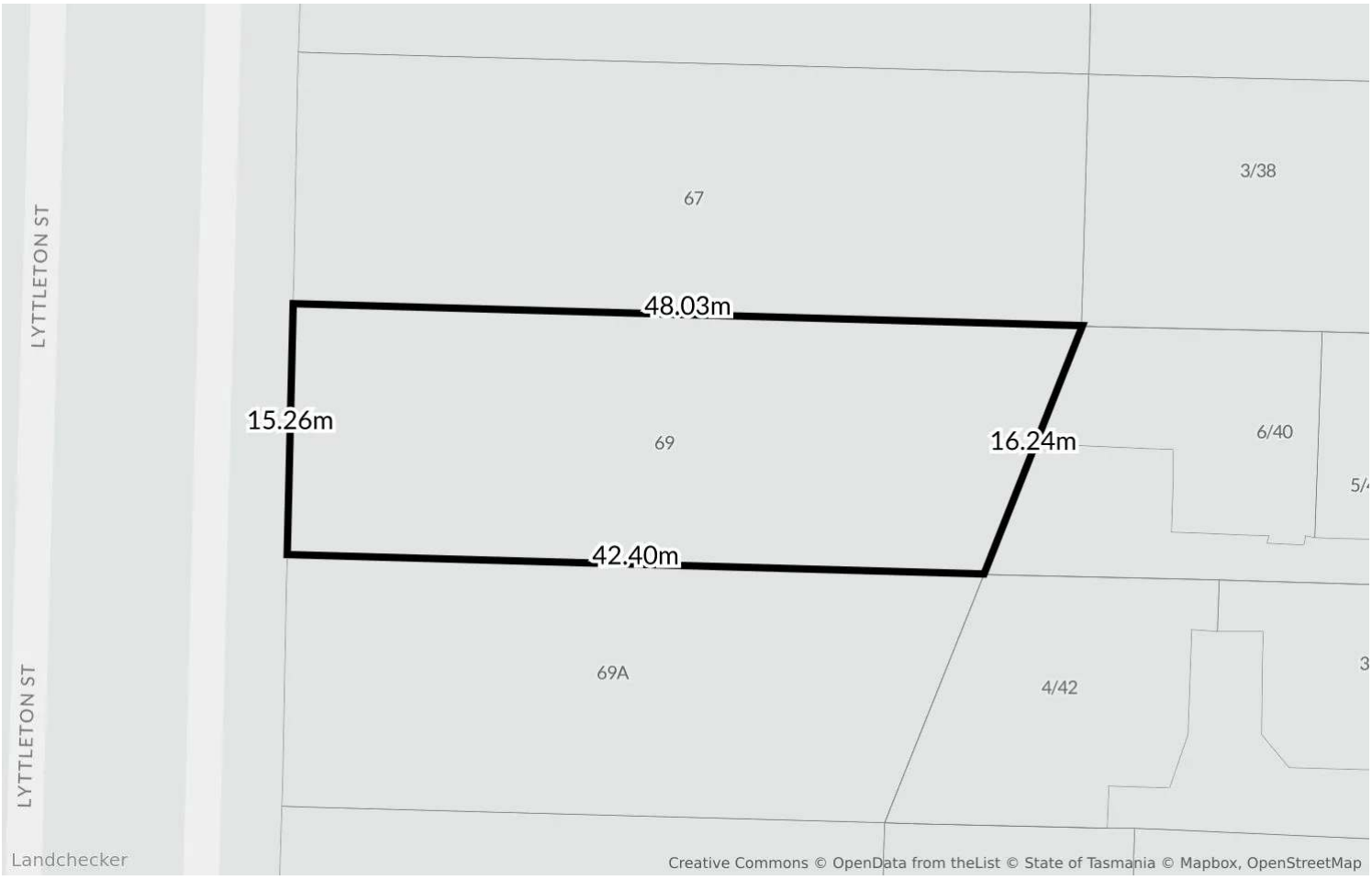
WEBSITE
http://www.launceston.tas.gov.au

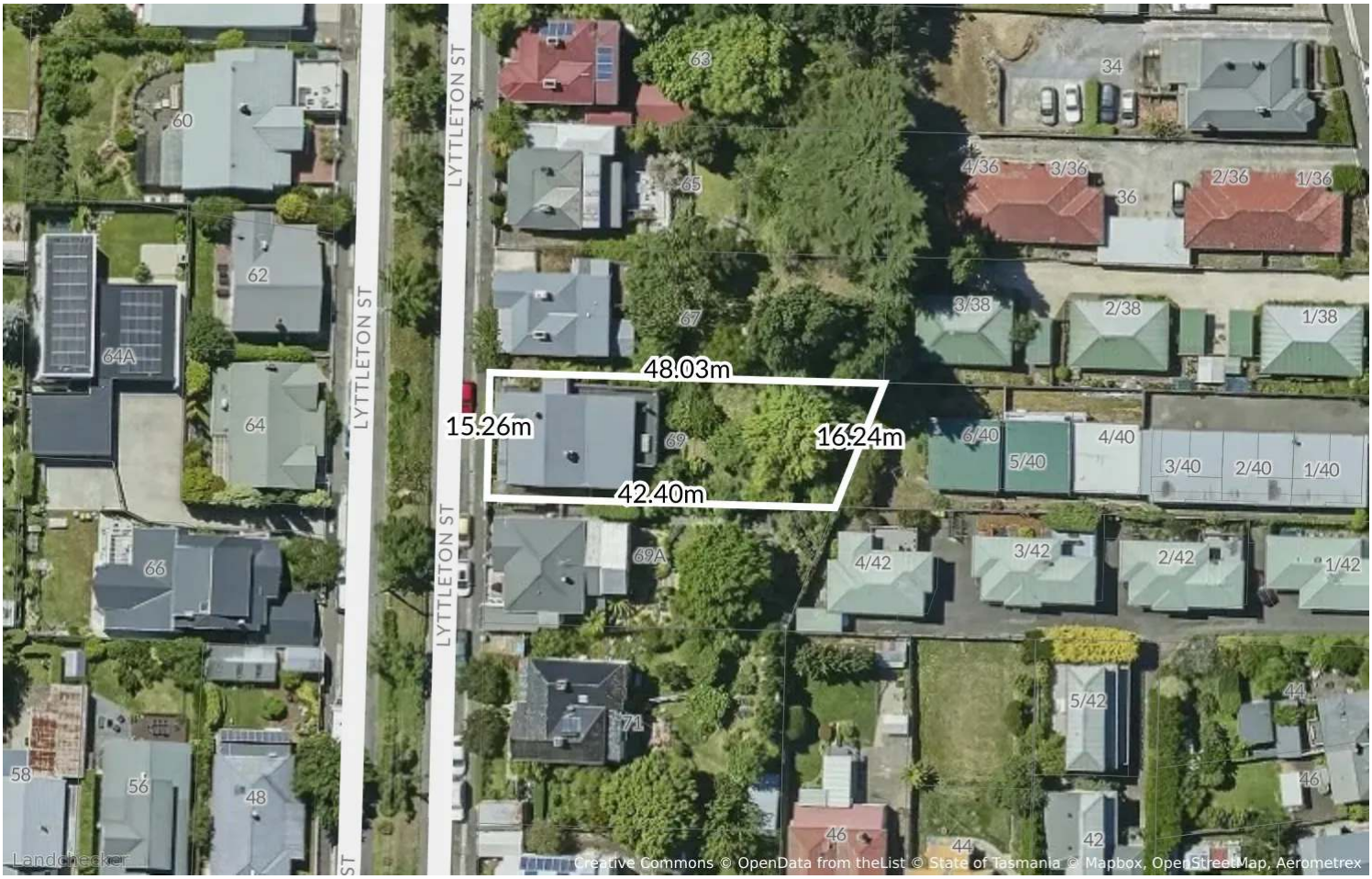
EMAIL
council@launceston.tas.gov.au

HARRISON AGENTS

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SITE DIMENSIONS





HARRISON AGENTS

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RECENT PLANNING SCHEME AMENDMENTS (LAST 90 DAYS)

Status	Code	Date	Description
OTHER	AM-LAU-PSA-LLP0012	02/07/2025	The draft amendment proposes to:insert 11 property datasheets for existing listings within Appendix A: Local Historic Heritage Code Datasheets;add 38 new properties to the local heritage listings within LAU-Table C6.1 Local Heritage Places;insert 38 new datasheets within Appendix A: Local Historic Heritage Code Datasheets for 38 new listings; andapply the local heritage listing place overlay to 38 new properties.

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PROPOSED PLANNING SCHEME AMENDMENTS

Status	Code	Date	Description
PROPOSED	AM-LAU-PSA-LLP0014	25/07/2025	The draft amendment proposes to apply the Low Density Residential Zone to part of 30 Merino Street, Kings Meadows and apply the Natural Assets Code - priority vegetation overlay to part of the site.

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ZONES



8.0 - General Residential

To provide for residential use or development that accommodates a range of dwelling types where full infrastructure services are available or can be provided. To provide for the efficient utilisation of available social, transport and other service infrastructure. To provide for non-residential use that: (a) primarily serves the local community; and (b) does not cause an unreasonable loss of amenity through scale, intensity, noise, activity outside of business hours, traffic generation and movement, or other off site impacts. To provide for Visitor Accommodation that is compatible with residential character.

TPS General Residential Zone

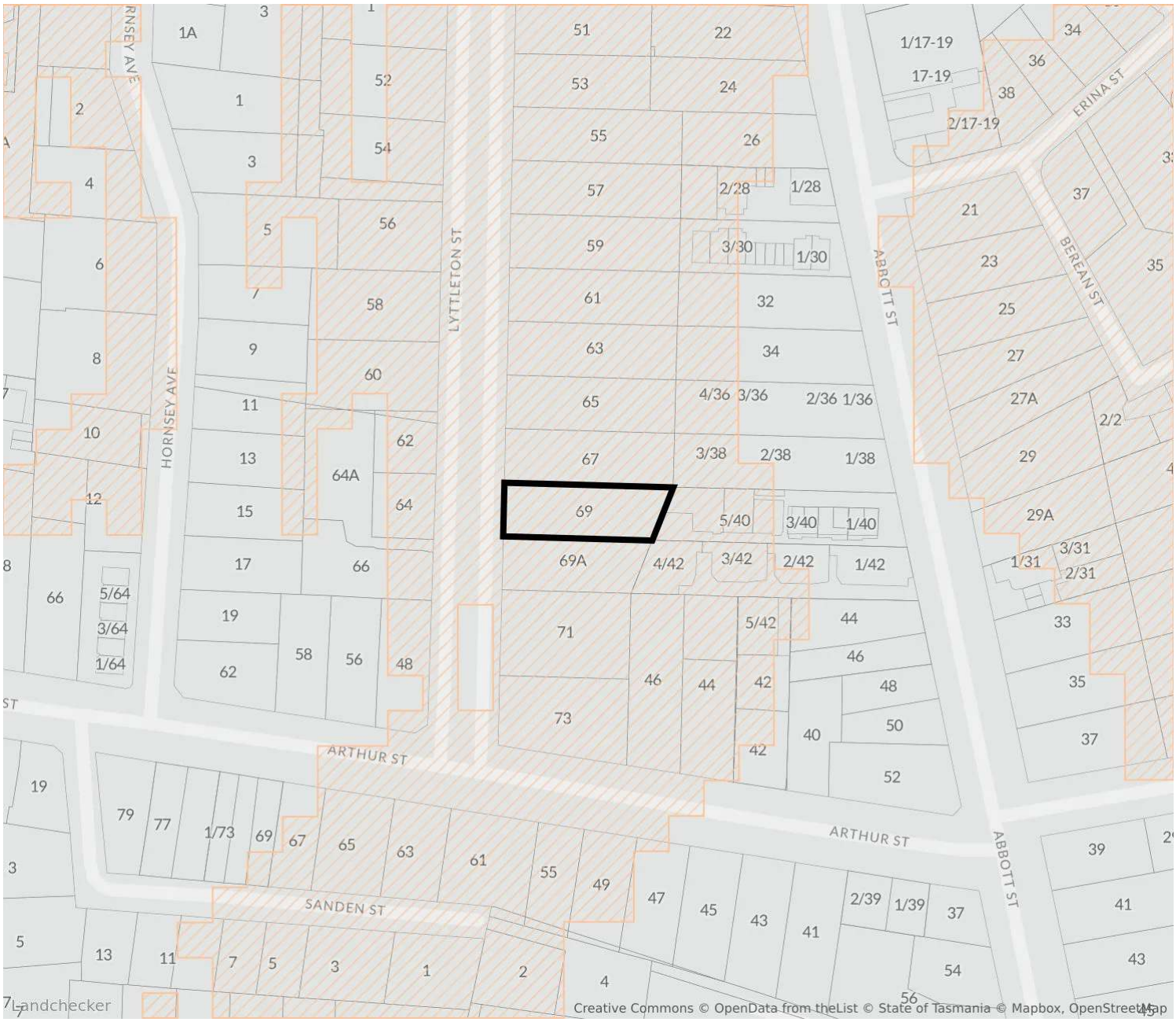
For confirmation and detailed advice about this planning zone, please contact LAUNCESTON council on 03 6323 3000.

Other nearby planning zones

LOCAL BUSINESS

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OVERLAYS



C15.0 - Landslip Hazard Code

To ensure that a tolerable risk can be achieved and maintained for the type, scale and intensity and intended life of use or development on land within a landslip hazard area.

TPS Landslip Hazard Code

For confirmation and detailed advice about this planning overlay, please contact LAUNCESTON council on 03 6323 3000.

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OVERLAYS



C16.0 - Safeguarding Of Airports Code

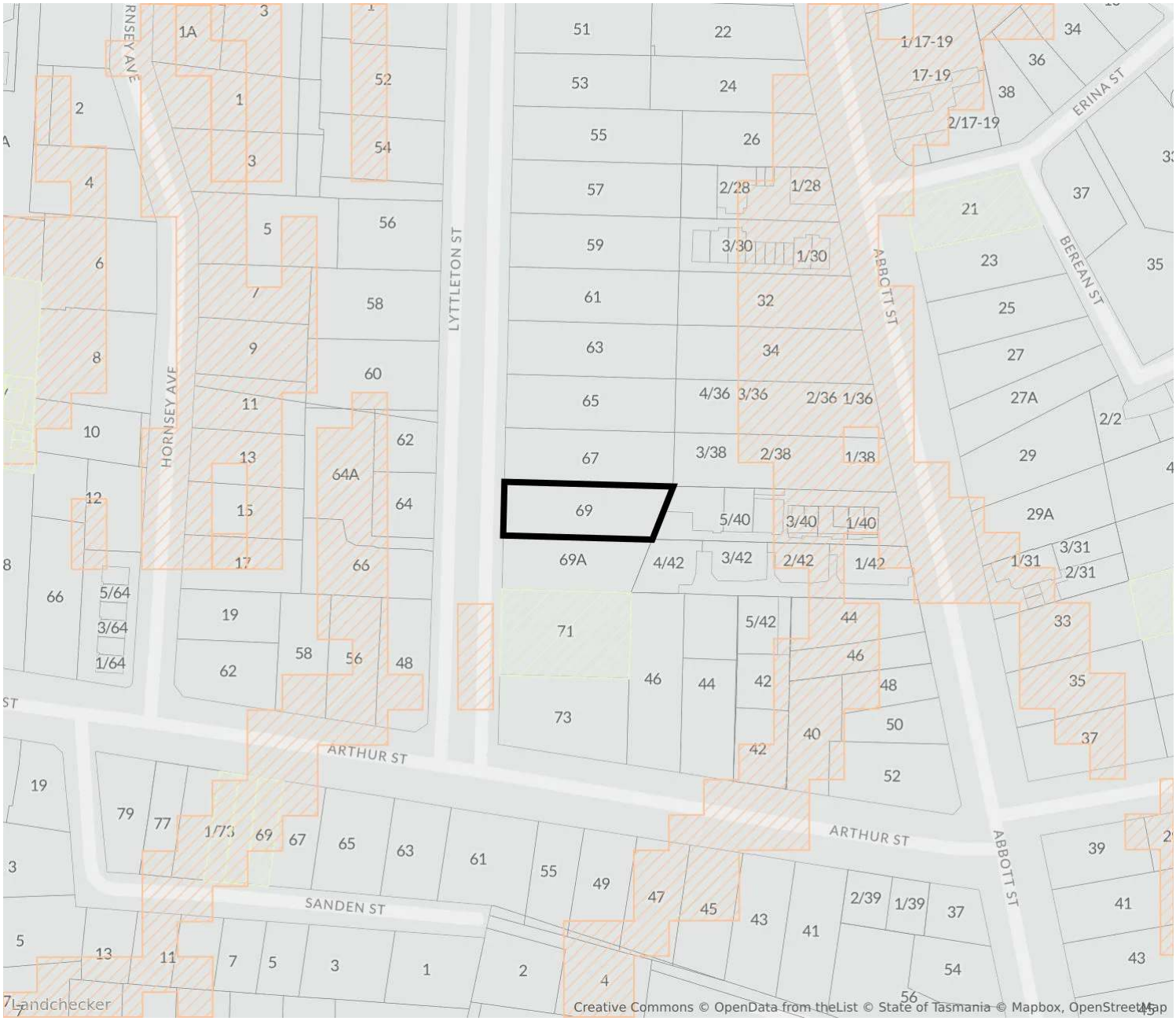
To safeguard the operation of airports from incompatible use or development. To provide for use and development that is compatible with the operation of airports in accordance with the appropriate future airport noise exposure patterns and with safe air navigation for aircraft approaching and departing an airport.

TPS Safeguarding Of Airports Code

For confirmation and detailed advice about this planning overlay, please contact LAUNCESTON council on 03 6323 3000.

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NEARBY OVERLAYS



LANDSLIP HAZARD CODE

LOCAL HISTORICAL HERITAGE CODE

For confirmation and detailed advice about this planning overlay, please contact LAUNCESTON council on 03 6323 3000.

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EASEMENTS



No easements for this property

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NEARBY EASEMENTS



Others
Department of Natural Resources and Environment Tasmania

The easement(s) displayed is indicative only and may represent a subset of the total easements.

For confirmation and detailed advice about the easement(s) nearby this property, please contact the relevant source authority.

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PLANNING PERMIT HISTORY

No planning permit data available for this property.

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NEARBY PLANNING PERMITS



Status	Code	Date	Address	Description
OTHER	DA0263/2025	Received 18/06/2025	54 Abbott Street, East Launceston	Residential - partial demolition and construction of alterations and additions to a dwelling.
OTHER	DA0248/2025	Received 11/06/2025	1/17-19 Abbott Street, East Launceston 2/17-19 Abbott Street, East Launceston	Signs - installation of signage (partially retrospective).
OTHER	DA0516/2024	Received 19/11/2024	4 Hopkins Street, East Launceston	Residential - construction of alterations and additions to an existing dwelling.

For confirmation and detailed advice about this planning permits, please contact LAUNCESTON council on 03 6323 3000.

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