HOBART TASMANIA

# Property Magazine

30 October 2026

FREE

PROPERTY OF THE WEEK

## 10/73 Main Road, CLAREMONT, PAGE 2



Edwards Windsor

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89 Brisbane Street, Hobart

# Property of the Week



## 10/73 Main Road, Claremont

Perfectly positioned in a convenient Claremont location, this well-presented semi-detached unit offers a private and low-maintenance lifestyle ideal for singles, couples, small families, or investors alike.

Step inside to discover a light-filled open plan living and dining area, complete with a heat pump for year-round comfort. The functional layout flows effortlessly throughout the home, while both bedrooms feature built-in robes, providing excellent storage options. Servicing the home is a neat and functional bathroom complete with a shower, vanity and laundry, providing both convenience and versatility for residents.

Outside, enjoy the ease of low-maintenance secure yard and the added convenience of an off-street parking space next to the unit. Set back from the street, the property offers a sense of privacy while remaining just moments from Claremont's shopping precinct, schools, public transport, and everyday amenities.

A fantastic opportunity to secure an easy-care home in a sought-after and highly convenient location.





$429,000

2 1 1

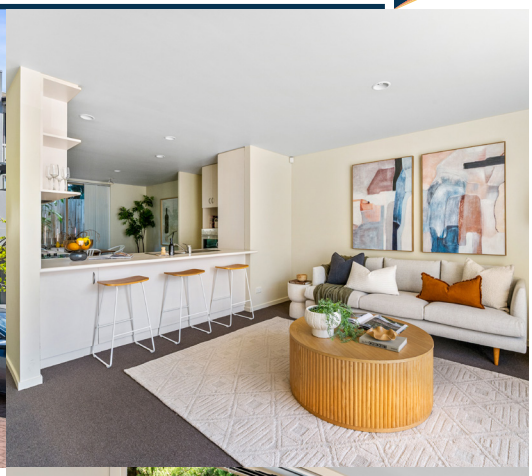
See more details

If you wish to see more details for the properties advertised, please head to the Edwards Windsor website and subscribe to the Weekly Property Magazine in our Free Publications and Latest News.

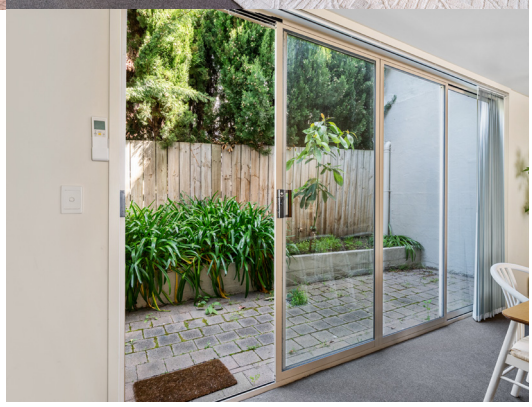
The above information is provided as a guide only, and any interested party should undertake their own inquiries as to the accuracy of the information.

# For Sale





## 13/57 Sandy Bay Road, Battery Point



Perfectly positioned in one of Hobart's most sought-after suburbs this is an exceptional opportunity to secure a stylish and low-maintenance property just moments from the best that Hobart has to offer. The home's thoughtfully designed floorplan places everyday living and entertaining at its heart. Features include a light-filled open plan living and dining area, low-maintenance courtyard and convenient powder room, two generous double bedrooms with built-in robes, well-sized central bathroom and European-style laundry. The property also includes the rare advantage of two off-street parking spaces.

$925,000 | 2 | 2 | 2 | See more details





## 3 Tarbook Court, Sorell

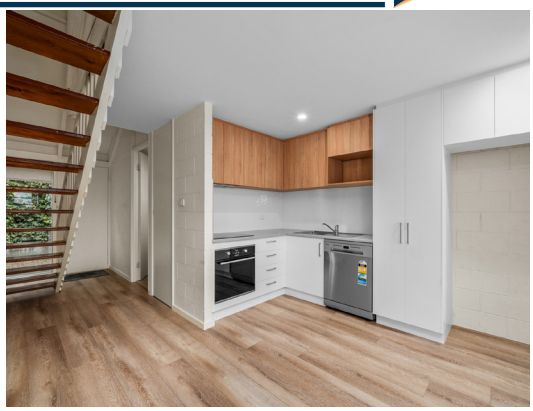


Nestled in a quiet cul-de-sac setting, this property presents an outstanding opportunity to secure a modern, single-level home that perfectly balances comfort, functionality and convenience.. Positioned on a low-maintenance allotment, this well-presented three-bedroom residence offers plenty of space for families, first home buyers, downsizers and savvy investors alike. Inside, you'll discover a light-filled open plan living and dining area, three comfortable bedrooms, spacious family bathroom complete with both bath and shower and separate toilet. Outside is a low-maintenance secure yard and off-street parking. Claremont's shopping precinct, schools, public transport, and everyday amenities are just moments away.

$699,950 | 3 | 1 | 2 | See more details

# For Rent

## 3/12a Lynton Avenue, South Hobart

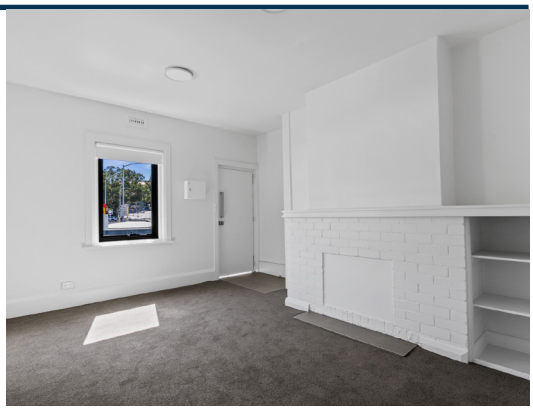


This renovated, light & bright two bedroom townhouse, has a delightful outlook within close proximity to UTAS and the Sandy Bay shopping precinct. The property attracts plenty of direct sunlight with its easterly aspect, along with a high degree of comfort and enjoyment courtesy of a modernised bathroom, high quality kitchen and new flooring throughout lower level. There is a laundry room incorporated in bathroom. The deck offers a leafy green outlook with expansive views and is a prime space to enjoy a morning coffee or after five wine. The property also offers an allocated open car space for one vehicle.

$520/wk | 2 | 1 | 1

See more details

## 2/135 Sandy Bay Road, Sandy Bay



Enjoy modern living in this fully renovated upstairs two-bedroom unit, positioned at the rear of the complex and offering lovely mountain views. Featuring a brand-new kitchen and bathroom, fresh finishes, and a comfortable, contemporary feel, this property is ideal for those seeking a modern, low-maintenance home. Conveniently located on Sandy Bay Road, the property is within easy walking distance of shops, restaurants, cafés, schools, essential services, and public transport. Enjoy the best of Hobart's lifestyle within walking distance.

$590/wk | 2 | 1 | 0

See more details

## 1/220 Melville Street, West Hobart



Discover a townhouse that is anything but ordinary. Cleverly designed with a striking blend of industrial and natural materials, this exceptional property combines architectural flair with warmth, functionality and an effortless sense of style. Tucked away within a peaceful and private complex, this unique home offers the best of both worlds — a quiet retreat to come home to, while being just a comfortable walk from the Hobart CBD and the vibrant cafés, restaurants, shops and services of West Hobart. Thoughtfully arranged over two levels, the home has been designed to maximise space, light and connection with the outdoors.

$650wk | 2 | 1 | 1

See more details

## 1/135 Sandy Bay Road, Sandy Bay



Enjoy modern living in this fully renovated upstairs two-bedroom unit, featuring a brand-new kitchen and bathroom, fresh finishes, and a comfortable, contemporary feel. Overlooking Sandy Bay Road, this property offers exceptional convenience, with shops, restaurants, cafés, schools, essential services, and public transport all just a few minutes' walk away. Enjoy the best of Hobart's lifestyle, with the waterfront, Hobart CBD, and the popular Salamanca precinct all within easy walking distance.

$590/wk | 2 | 1 | 0

See more details

# For Rent

## 8/92 Barrack Street, West Hobart

Conveniently located close to the CBD, transport and local amenities is this two bedroom apartment that features city views, main bedroom with storage space, sunny balcony with leafy outlook, bathroom with shower over bath, internal laundry with cupboard space, electric heating in the lounge, NBN available and one undercover carport space.



$495/wk | 2 | 1 | 0

See more details

## 3/35 Bedford Street, New Town

Step into style and comfort with this beautifully renovated unit. Fresh, modern, and filled with natural light, this home offers a welcoming space ideal for professionals, couples, or small families. Features include a fully renovated interior, three generous bedrooms, contemporary bathroom, reverse cycle heat pump, ample off-street parking and low-maintenance living with no garden to maintain. Nestled in a quiet yet central street, you're just minutes from New Town Plaza, schools, cafes, public transport, and only a short drive to the Hobart CBD.



$595/wk | 3 | 1 | 2

See more details

## 51 Oldham Avenue, New Town

This weather board cottage is set back off the main street, and is within close proximity to the New Town shopping complex, schools, public transport routes and parks, perfect for families. The lounge room has quality polished floorboards, and a bay window that lets in plenty of light and has views of beautiful Mount Wellington. There is a large eat-in kitchen and room for a family dining table. There are three good sized bedrooms with ample sunlight (two with built-ins and the main has a study alcove/sunroom). A Carport and driveway located on the left side provides off street parking.



$625/wk | 3 | 1 | 3

See more details

## 13 McGough Street, Glenorchy

Properties of this size and versatile layout are rarely available! Ideal for large or extended families, this spacious home offers four bedrooms, multiple living areas and a separate home office, rumpus room or teenager's retreat. Recently updated, the property combines comfort, practicality and flexibility to suit a variety of family needs. With its generous proportions, multiple living spaces and separate retreat, this home offers the space and flexibility that growing families need.



$780/wk | 4 | 3 | 3

See more details

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# Article

# Power People Project expands across Tasmania, simple ways to cut bills revealed

Article by Allison Harding, accessed via news.com.au, first published October 16th 2026 See more details

An energy literacy program that has already helped Tasmanians save money and reduce power use is expanding with backing from the Tasmanian Government.

The Power People Project, an initiative of Aurora Energy and TasNetworks, shines a light on energy use, helping people build the know-how and confidence to cut costs and make smarter choices. The expanded program, which has been tested with Hobart City Mission, will include new resources, an online platform and professional development for workers engaging with the community.

The president of the Channel Men's Shed at Margate, Peter Norris, is one of the volunteers who has presented the program to the community since 2024.

"It's really just about getting people to understand that we're in a changing energy environment, and to see if they can identify simple, appropriate ways to become more efficient," Mr Norris said.

"We're also starting to deal with electric vehicles. I know somebody who was charging their new EV from mid-afternoon, so I recommended they wait until after 9pm and charge all night at a cheap rate."

Mr Norris practises what he preaches. After two decades of using solar in various forms, including solar hot water, and with the benefit of a Pensioner Concession Card, he has not had a home power bill for more than two years. His Men's Shed replaced old sodium lighting with LEDs and, with support from a Federal Government grant, installed a battery and additional solar capacity. Together, the upgrades enabled the centre to achieve zero net energy cost over a full year.

Mr Norris is keen to continue spreading the word about being energy efficient.

Aurora Energy CEO Nigel Clark said clear, trusted information helped people manage household costs with greater confidence.

"The expanded program will target community professionals and frontline workers who have a direct relationship with Tasmanians who are most at risk of experiencing cost-of-living pressures," Mr Clark said.

Tasmania's Minister for Energy and Renewables Nick Duigan said the initiative aligned closely with the Government's commitment to helping Tasmanians reduce energy costs and make informed decisions in a changing energy landscape.

"Initiatives such as the Power People Project play an important role in ensuring people have the knowledge and confidence to navigate energy choices and improve their household's energy efficiency," Mr Duigan said.

9 tips on how to conserve your energy use

1. Finding fault: Notice an unusual spike in energy use? Check your hot-water cylinder for faults or leaks.

2. Lovely layers: Fresh outside? Consider a heated blanket or extra jumper before switching on the heater.

3. Temperature trap: Using a heat pump? The most energy-efficient settings are between 18-21C for keeping your home cosy.

4. Dodge draughts: Are your doors and windows leaky? Weather seal tape is a cost-effective tool to block draughts and prevent heat from escaping.

5.Right timing: When do you use energy at home? Contact Aurora Energy to make sure you're on the right electricity tariff.

6. Check your bill: Are you receiving any eligible concessions or discounts?

7. Towel tip: If you need to use a tumble dryer, throw in a dry towel among your wet laundry to speed up the drying process.

8. Watch water: Switching your shower head to a water-saving alternative can reduce usage by half, which can save on both water and energy bills.

9. Stock it up: It uses less energy to keep your fridge and freezers cool when they're well stocked. If you don't have enough groceries, you can fill empty shelves with cartons of water for the same result.

# For Sale

## 1/39 Regent Street, Sandy Bay



Positioned in the heart of ever-popular Sandy Bay, this well-presented ground floor apartment offers the perfect blend of convenience, comfort, and low-maintenance living. Inside, you'll find two well-proportioned bedrooms, including a spacious main bedroom complete with a built-in robe. The thoughtfully designed floorplan provides an abundance of internal storage, ensuring practical everyday living, while a heat pump delivers year-round comfort. Completing the package is a dedicated carport space and the ease of ground floor access, making this apartment as functional as it is appealing. With everything Sandy Bay has to offer right at your doorstep!

$475,000 | 2 | 1 | 1

See more details

## 4/27-29 Fisher Drive, Herdsmans Cove

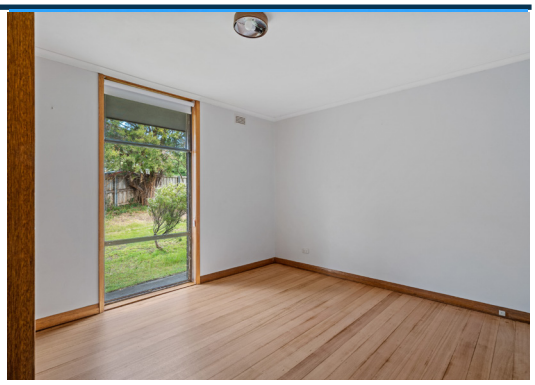


Positioned at the rear of a small strata complex of 4, 4/27-29 Fisher Drive calls you to Herdsmans Cove. This neat and tidy two-bedroom unit presents an outstanding opportunity for first home buyers, savvy investors, and downsizers seeking comfort, convenience, and low-maintenance living. Enjoy beautiful water and mountain views from within the home, which has recently benefited from fresh internal paintwork and new carpeting, creating a bright and welcoming atmosphere throughout. Outside, the level and fully fenced backyard provides a secure space while on-site parking adds further convenience.

$397,950 | 2 | 1 | 1

See more details

## 8 Murlali Court, Blackmans Bay



Nestled in a quiet cul-de-sac in the ever-popular Blackmans Bay, this well-presented three-bedroom home offers the perfect combination of comfort, convenience and low-maintenance living. Positioned on a flat, easy-care allotment and within walking distance of local shops, schools, everyday amenities and the stunning sands of Blackmans Bay Beach, this is an opportunity not to be missed. Designed with practicality in mind, the home provides spacious family living, ample off-street parking and the added convenience of a garage.

$635,000 | 3 | 1 | 4

See more details

## 139 Main Street, Kempton



Perfectly positioned in the heart of historic Kempton, Windmill Cottage is a beautifully renovated character home where timeless charm meets modern comfort. Thoughtfully transformed for contemporary living this property features an impressive open-plan living space, stunning kitchen, wood heater and heat pump in the living room, three spacious bedrooms with built-ins, main bedroom with modern ensuite, heated flooring in both bathrooms, fully fenced and level yard, covered carport, separate powered garage and workshop and so much more!

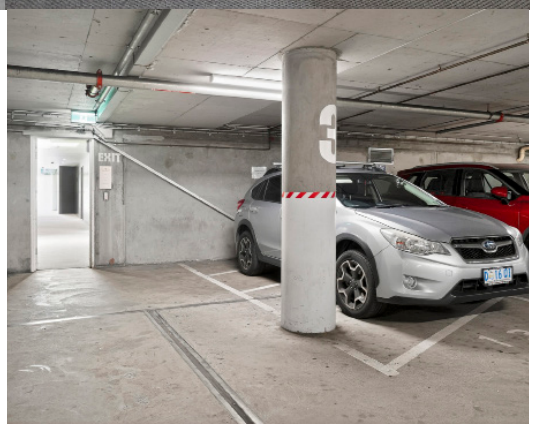
$699,000 | 3 | 2 | 6

See more details

# For Sale







## 13 Salamanca Square, Battery Point

Positioned in the heart of vibrant Salamanca, this space offers a rare and unique opportunity to secure a functional commercial space in one of Hobart's most tightly held precincts. Ideal for a variety of uses, the property features a predominately open and light filled control and storeroom currently split into two rooms as well as a highly sought-after secure single car park.

**Smartre Sale - Contact Agent**

Offices/Other

See more details








## 50B Melville Street Hobart

Position your business in this well-presented retail premises located on popular Melville Street. Offering excellent street frontage and exposure, this versatile tenancy is well suited to a range of retail, service retail, or professional uses (STCA). The property benefits from strong pedestrian and vehicle traffic, providing outstanding visibility and convenient access for customers and staff alike situated in proximity to the intersection with Elizabeth Street, the thriving link between the CBD and North Hobart.

**$40,000** +outgoings +GST

**ZONE** Retail, Showrooms / Bulk Goods

See more details

# For Lease






## Level 1/ 83-89 Brisbane Street, Hobart

Available here are high quality, versatile, contemporary first floor offices, located on the high-profile corner of Brisbane and Murray Streets, on the fringe of Hobart CBD with rare parking available on-site. The tenancy is comprised a split-level office area plus separate boardroom. The total area is approximately 554sqm, split between 297sqm in the upper space and 178sqm in the lower section, plus the boardroom with an area of 79sqm.



**$163,524** +outgoings +GST

**ZONE** Offices

See more details







## 25-93 Salamanca Place, Battery Point

Located within Hobart's iconic waterfront precinct and surrounded by historic buildings, vibrant cafés, restaurants, shops, galleries, commercial & professional offices and hotels this property combines practicality with prestige location. Whether you're expanding your operations or seeking a strategic foothold in Salamanca's thriving business and cultural hub, this is an exceptional opportunity to occupy a rarely available premises.



**$78,000** +outgoings +GST

**ZONE** Office

See more

# For Lease







## 77 South Arm Road, Rokeby

The building is situated at the front of the allotment, with excellent exposure to South Arm Road, which carries a high volume of traffic in both directions. Excellent opportunity for on-site signage to promote your business. The premise comprises a showroom of approximately 92sqm, with storage/amenities at rear, of approximately 105sqm. There is on-site parking for customers, with staff parking at the rear.

**$26,000** +GST

**ZONE** Industrial/Warehouse

See more details







## Rear/4 Warneford Street, Hobart

Fantastic first level premises, located at the rear of the property which comprises a well maintained, very inviting and bright space with three individual offices, open plan office/reception, waiting area, storeroom, kitchenette and toilet amenities with an outdoor terrace area.

**$24,000** +GST

**ZONE** Medical/Consulting, Office

See more details

# For Lease





## Level 2 Suite 1/67 Letitia Street, North Hobart

This is a fantastic opportunity to lease a second floor office or professional space within North Hobart on Hobart's CBD fringe in the Biggins building. With a fully open plan walk up space with excellent natural light and panoramic mountain views, this office provides a contemporary open plan workspace with fantastic outlook, kitchenette and toilet amenities and onsite parking options.

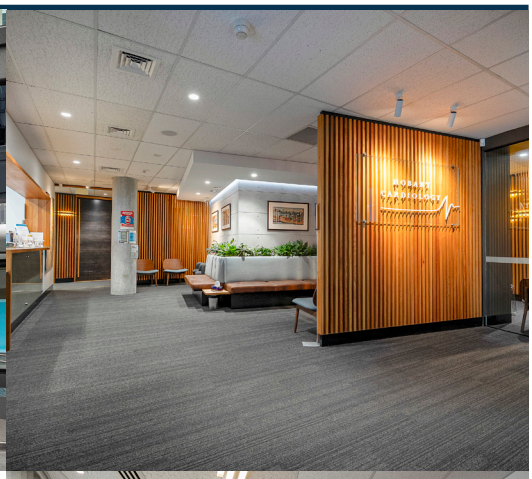
**$18,500** +outgoings +GST

**ZONE** Office



See more details



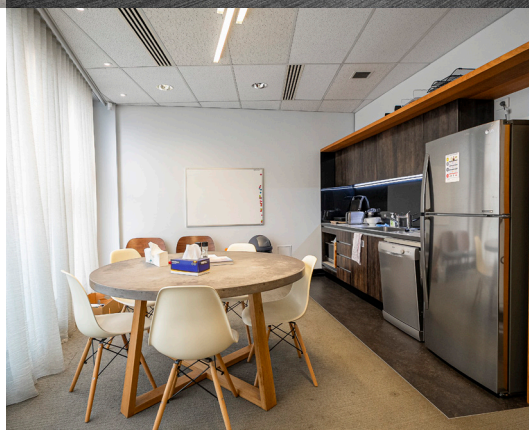



## Ground Floor/25 Argyle Street, Hobart

This premium consulting/professional office space is located within Hobart's CBD near all major CBD amenities and offers a rare opportunity to occupy as is or refit to suit your business needs. It's current configuration includes  a reception area, back of house office areas, kitchenette, 10 consulting rooms and multiple toilet facilities.

**By Negotiation**

**ZONE** Medical/Consulting, Office



See more details