

# 10B Hamlyn Glen, Kiara, WA 6054



## Villa For Sale

Friday, 24 May 2024

10B Hamlyn Glen, Kiara, WA 6054

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Villa**



Walter Iustini  
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## Under Offer by KPR PERTH

This charming and spacious 3-bedroom, 2-bathroom family home is nestled on a 400m<sup>2</sup> block at the end of a quiet cul-de-sac. With classic solid brick and tile and built in 1992, it offers approximately 133sqm of comfortable living space and a host of features designed to enhance your lifestyle. The renovated kitchen boasts a large laminate benchtop, quality appliances including a gas cooktop and wall oven, making it a chef's dream. Direct access available to the kitchen from the carport. The tiled entryway flows seamlessly into the inviting lounge room, featuring plush carpet and quality blinds, perfect for relaxation and entertainment. The ducted evaporative air conditioning ensures comfort during hot summers. The main bedroom features a walk-in robe and a renovated ensuite with a tiled bathroom, shower and vanity. The main bathroom has a separate shower and full-sized bath, coupled with a gas storage hot water system ensuring plenty of hot water. Second and third bedrooms are both generously sized, with built-in robes. Covered paved patio / alfresco area with manicured gardens for entertaining and plenty of parking for your family and guests. Location Highlights: - Close to public transport, including the soon to be completed Morley and Noranda Train Stations - Picturesque parklands - Primary and secondary schools - Kiara IGA - Short drive to Morley Galleria Shopping Centre - Approximately 12kms from Perth CBD Click 'Get in Touch' or 'Email Agent' for floor plan and strata information. This property is sold unfurnished. Virtual furniture and fittings for illustration purposes only. Property Code: 1535