

**13A Aberle Street, Hamilton Hill, WA 6163**

**One.**

**Residential Land For Sale**

Saturday, 2 March 2024

13A Aberle Street, Hamilton Hill, WA 6163

Area: 308 m2

Type: Residential Land



Michael Forzatti  
0419904907



Marcel La Macchia  
0422408711

## Expressions of Interest

Discover the perfect location for your dream home, situated next to the expansive grounds of East Hamilton Hill Primary School and within walking distance of the charming Sasida Café. This exceptional and level plot of land provides a secluded environment for your new residence, nestled among a mix of recently built homes and enduring, high-quality character residences. Located in close proximity to the local IGA, Bakery, Pharmacy, Post Office, and more, all your daily essentials are easily accessible. Carrington's Bar and Grill and Cuppashack Coffee Lounge are convenient, excellent options for leisure and entertainment. Transport via Winterfold Road ensures effortless access to Fremantle's city center, along with a variety of primary and secondary schools within easy reach. Expansive open parklands beckon moments of relaxation and recreation, further enhancing the natural allure of your potential new home site. This location isn't just a parcel of land; it's the foundation for your ideal lifestyle. For more information please contact Exclusive Listing Agents Michael Forzatti & Marcel La Macchia. Disclaimer: \* The above information is provided for general information purposes only and may be subject to change. No warranty or representation is made as to the accuracy of the information and all interested parties should make their own independent enquiries relating to the information provided and place no reliance on it. Any chattels depicted or described in the information are not included in the sale unless specified in the Offer and Acceptance.