

# 62 Hilton Crescent, Maddington, WA 6109

## House For Sale

Tuesday, 9 April 2024

62 Hilton Crescent, Maddington, WA 6109

Bedrooms: 5

Bathrooms: 1

Parkings: 3

Area: 686 m2

Type: House



Jay Singh  
0430883582



Aman Singh  
0430883582

## End Date Sale (UNLESS SOLD PRIOR)

RENOVATED 5-BEDROOM HOME! END DATE SALE - All offers are to be presented before 6:00pm Fri 26th April 2024. (The seller reserves the right to accept an offer prior to the Fixed Date Sale date, without prior notice.) This stunning 5-bedroom and 1-bathroom home has undergone a magnificent renovation, offering families a fresh and irresistible space. Every detail of the home has been revamped, including the paint, floor coverings, window treatments, and light fixtures, to provide the new owners with an outstanding and revitalizing space to enjoy their family life. Let's take a look at the amazing features this home has to offer:

**Interior:**

- Freshly painted with new flooring, lighting, and window treatments throughout.
- Vaulted ceilings in the main living area create a spacious feel.
- Separate formal dining area or study nook.
- Brand new kitchen with electric oven, gas hotplate, and ample bench space.
- Master bedroom with full-length built-in robe, and all bedrooms are generously sized with new carpets.
- Modern bathroom with timber vanity, recessed shower, toilet, and sleek black fittings.
- Stylish laundry with access to the second WC.

**Exterior:**

- Two patio entertaining areas: a semi-enclosed patio/sunroom and a flat-roof patio extension.
- Blank canvas garden with established trees for shade and greenery.
- Single garage with manual roller door and additional parking space available.

**Extras:**

- Split system air conditioning in the family room, with ducted evaporative air conditioning throughout.
- Stylish wood-look flooring in the passage, kitchen, and meals area.
- Large double-door linen press in the casual meals area.

**Location:**

- Quiet location just off Westfield Street, within walking distance to Maddington Village and East Maddington Primary.
- Convenient access to bus stops along Westfield Road, connecting to Maddington and Thornlie Stations.
- Easy access to Kelvin Road, Albany Highway, and Tonkin Highway.

**Property Information:**

- Council Rates: \$412.50 per quarter
- Water Rates: \$310.16 per quarter
- Block Size: 685sqm
- Zoning: R20/30
- Build Year: 1974

Contact Jay Singh at 0401 308 990 and Aman Singh 0430 883 582 to schedule a viewing and make this stunning property yours today!

**Disclaimer:** This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.