

214 Rippon Road, Hamilton, Vic 3300



House For Sale

Tuesday, 2 July 2024

214 Rippon Road, Hamilton, Vic 3300

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 672 m2

Type: House



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\$405,000

Set across the road from the lawn tennis courts and a short stroll to beautiful Lake Hamilton, is this two storey brick veneer home. Sitting on a 672m² (approx.) corner allotment, the home offers plenty of space for a family, or equally, couples who want some extra space for guests. Downstairs you will find an expansive and well lit open plan living area, combining kitchen, dining and living. The kitchen offers electric cooking, dishwasher, plenty of storage and breakfast bar. 1950s charm features strongly in the lounge, with a stunning signature curved wall of windows overlooking the street. A gas heater in here keeps the space cosy in winter, plus there is the addition of a split system for year-round comfort. There are also ceiling fans throughout the living spaces and bedrooms. There are three bedrooms on the lower level; two with built-in storage and one with glass sliding door access to the rear alfresco. The generously sized master bedroom also features a large, curved wall of windows with beautiful garden views. It offers both walk-in robe and ensuite, plus a split system. The family bathroom with spa bath/shower and a separate toilet are conveniently located close to the remaining downstairs bedrooms. A fourth bedroom and an additional living space can be found on the second level, making an ideal teenagers' retreat or home office with plenty of windows to take in the views. A separate laundry at the rear of the home offers easy access to the backyard. An attached, single car garage with roller door provides one off street parking space, while vehicle access to the secure backyard is also available, providing easy rear access for a second vehicle, caravan or trailer as well as a large garden shed for extra storage. A paved alfresco area spanning the width of the home, is the ideal space for family barbecues and outdoor entertaining. The property has a proven track record as a rental property and will appeal to investors and owner occupiers alike. Contact Groves Real Estate to arrange your inspection.