

215A Healy Road, Hamilton Hill, WA 6163

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PROPERTY

House For Sale

Tuesday, 2 July 2024

215A Healy Road, Hamilton Hill, WA 6163

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 403 m2

Type: House



Greg Chapman
0407466502

Closing date sale

Welcome to 215a Healy Road, Hamilton Hill. All offers presented on Tuesday 16th July 2024 unless sold prior. Price guide and property information available 24/7 by sending an email enquiry which will be responded to within 5 mins. Please check your junk email. The sellers reserve the right to accept an offer prior to the closing date. Discover your dream Property built by Aveling Homes in 2017, nestled in the desirable neighbourhood of Hamilton Hill. This contemporary 4-bedroom, 3-bathroom residence offers a comfortable and stylish living experience. Boasting a double garage and situated on a low-maintenance 403 sqm green titled block, this property is perfect for busy families. The highlight of this home is the attached granny flat wing, accessible from the main living area and/or its own side access gate includes two bedrooms, a kitchenette, and a bathroom/Laundry, ensuring complete independence and privacy. Previously rented for \$350 per week, this versatile space presents an excellent opportunity for additional income or accommodating kids that won't leave, or family members who need some extra care. The main house features modern amenities such as a 6.6kW solar system and evaporative ducted air conditioning, ensuring comfort and sustainability year-round. Convenience is key, with East Hamilton Hill Primary School within walking distance and Sasida Cafe just a short stroll away. For those who love the vibrant lifestyle, Fremantle is only a 12-minute drive, offering a plethora of dining, shopping, and entertainment options. Don't miss out on this incredible opportunity to own a modern, income-generating property in a prime location. Features at a glance:- 4 bedrooms, 3 bathrooms- Double garage- 403 sqm low-maintenance green titled block- Attached granny flat with 2 bedrooms, kitchenette, and bathroom- 6.6kW solar system- Evaporative ducted air conditioning- Walking distance to East Hamilton Hill Primary School- Close to Sasida Cafe and Enright Reserve- 12-minute drive to Fremantle- Council rates \$ 2,184.81 per annum- Water rates \$ 1,305.32 per annum Disclaimer: In the preparation of this document, we have exerted our utmost effort to ensure the accuracy and truthfulness of the information provided. However, we do not assume any responsibility and hereby disclaim all liability for any errors, omissions, inaccuracies, or misstatements that may be present. Interested parties are encouraged to conduct their own investigations to confirm the validity of the information contained herein.