

32 Glenister Road, Hamilton Hill, WA 6163



House For Sale

Wednesday, 19 June 2024

32 Glenister Road, Hamilton Hill, WA 6163

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 856 m2

Type: House



Jim Mentessana

0411705674

From \$1,199,000

END DATE SALE - ALL OFFERS PRESENTED 28TH JUNE 2024, 4PM The Seller reserves the right to accept an offer prior to this date, without notice. Jim Mentasana of Next Vision Real Estate is proud to present this unique opportunity to live the great Australian dream! They do not make backyards like this anymore! Set on a huge 856m² block, opposite the beautiful Manning Park and Lake - this location is highly sought after and rarely becomes available. This much-loved home of over 50 years offers an abundance of light-filled living spaces for the whole family. Quality brick construction, they don't build houses like this anymore! This home is fabulous as it is to move in and enjoy as the current owners have, or there is a huge amount of potential to put your own stamp on it or even extend it. The home offers 4 bedrooms, and 2 bathroom, and a huge patio that is big enough to host even the largest of gatherings. If that's not enough space there is also a large studio/workshop out the back which could allow for multiple uses such as man cave, teenagers retreat, guest accommodation, or working from home. The car lover or boatie will also be more than satisfied with rear access, a huge drive with plenty of space for all your toys, caravan, boat or cars. Of course, what sets this property apart from the rest is the location! You will never tire of the sweeping views over tranquil Manning Park. Enjoy your morning coffee on your elevated front terrace listening to the birds in the trees after a brisk walk, or perhaps enjoy a glass of wine and watch the sunset over the lake. This unique view is priceless and if you haven't seen it, you simply must. This rare property will be snapped up immediately so ensure you are at the first open if you don't want to miss out! Contact Jim Mentasana, your Hamilton Hill specialist for further information on 0411 705 674.

Features:

- Huge 856m² block
- retain and build
- front pergola area overlooking park
- security doors and screens
- separate formal lounge
- open plan kitchen/family/meals with tile fire
- Zoned R30
- Located on a quiet street directly opposite beautiful Manning Park
- Quality solid brick home
- Lush front lawn
- Bore and reticulation front and rear
- Very spacious master bedroom with WALK IN robes and stunning park views from decking outside bedroom
- Main bathroom with vanity and shower
- Laundry with linen
- Updated kitchen with an abundance of storage, corner pantry, stone benchtops, electric oven, induction hotplates
- Access outside to the patio through a sliding door
- Massive patio designed for all year round entertaining with a lush feature garden
- Manicured terraced lawn and gardens
- Large 8x6m studio/workshop with power
- Rear access behind a wide gate with room for at least 6 cars behind the gate
- Additional parking for at least another 3 cars on the front driveway
- Large air conditioner in the lounge room
- Electric storage hot water system
- Security screens on doors and windows
- Located directly opposite Manning Park which offers walking and cycle paths, playgrounds, bbq's, picnic tables, manning park stairs, Azelia Ley Homestead Museum, and a range of annual events including the Spring Fair and Teddy Bears Picnic
- Close to shops, schools and transport and plenty of local amenities as well as being just a short drive to Fremantle, the beach, and the freeway

Do not miss this rare opportunity to own this incredible property in such a highly desirable location! Proudly Presented by Jim Mentasana of Next Vision Real Estate. If you would like any further information on this property, the local area, or any Real Estate Matter please call Jim on 0411 705 674 or email jim@nextvisionrealestate.com.au