

# 36 Bromley Road, Hilton, WA 6163



## House For Sale

Saturday, 29 June 2024

36 Bromley Road, Hilton, WA 6163

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 365 m2

Type: House



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**From \$795,000**

Discover the charm and contemporary style of this beautifully renovated three-bedroom brick-veneer Hilton home. Featuring designer wallpapers and blank-canvas outdoor potential, this property seamlessly blends character with modern comforts. Step inside to an open-plan living space adorned with jarrah floorboards and stylish "Birch Tree" wallpaper, creating a warm and inviting atmosphere. An ornamental fireplace adds character, while a large north-facing corner window floods the dining area and spacious kitchen with natural light. The kitchen boasts a breakfast bar, perfect for casual dining. This versatile home includes a central separate sitting room, along with three bedrooms. The main bedroom features reverse cycle air-conditioning, the second bedroom includes built-in robes, and a central renovated bathroom offers a shower and toilet. Step out to the rear utility room with glass sliding doors leading to the drying court, a second toilet, and a new laundry area. At the rear of the home is the large third carpeted bedroom, complete with ceiling fan and striking wallpaper adding personality and charm. The front of the home is a raised deck ideal for afternoon tea, a welcoming front porch adorned with planter boxes, a garden shed, and off-street parking for two cars. The surrounding space is a blank canvas, inviting the new buyer to install fencing / screening and create their own garden oasis. Located just minutes from Hilton School, local shops, and amenities, this home offers the perfect blend of location, character, and modern comfort. Well-positioned on a 365sqm street front state lot (plus common driveway), the home is a short distance from Gilberts Fresh Market, Charlie's Coffee Shop, Mumma Bee Café, Hilton Primary School, and various local amenities. Collick Reserve is just 260m away, while Fremantle and South Beach are a short drive, offering the quintessential Hilton lifestyle. \*\*\*This home can be purchased fully furnished\*\*\* At a glance:- 3 Bedrooms- 1 Bathroom- Open Plan Kitchen / Dining / Living- Renovated Kitchen with timber benchtops, dishwasher, gas cooktop and oven- Renovated bathroom and laundry- 2 x wc's- 2 x Split system air conditioners- Rewired- Ceiling insulation- Gas hot water system- Off-street parking for two vehicles- Well-sized front Northwest front yard- 365sqm survey-strata lot plus common property driveway- No Strata Fees, No Strata Company- Can be purchased fully furnished.