

**40 Hibberd Street, Hamilton South, NSW, 2303**



**House For Sale**

Tuesday, 10 September 2024

40 Hibberd Street, Hamilton South, NSW, 2303

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Steve Dorman  
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## Rare Opportunity in Hamilton South!

Don't miss your chance to own this charming brick home. The property is situated on a generous 587m<sup>2</sup> flat parcel of land with a north facing back yard, where you can enjoy the soothing summer breezes and warm winter sunshine.

This well-loved property features three bedrooms, two boasting built in wardrobes. The open plan living and dining is ideal for entertaining family and friends. Towards the rear of the property is the laundry and functional kitchen that leads to the under covered deck area. The double garage is complemented with a workshop that offers ample storage and a workspace for all your projects.

The location is exceptional with the racecourse at your back door and in close proximity to your choice of highly regarded schools, beautiful parks and an array of shopping and dining options. This home is ready to welcome its new owners and presents a fabulous opportunity to put your personal touch on it and create your dream space.

Seize this incredible opportunity today! Contact us for more information .

Other features include:

New Carpet

Freshly painted

Ducted air-conditioning

Flat secure yard