

7/25 Hamilton Street, Osborne Park, WA, 6017



House For Sale

Friday, 30 August 2024

7/25 Hamilton Street, Osborne Park, WA, 6017

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: House



David Snell

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Move In And Enjoy Today!

Super convenient location for this beautifully presented 2 bedroom villa, situated in a quiet group of 8.

25 Hamilton Street is located at the end of a cul-de-sac with easy access to the freeway North and South, all local amenities and direct access onto Hutton Street (and bus stop - 403 bus takes you straight to the City Busport) via a gate at the rear of the complex.

The updated kitchen has plenty of storage including large pantry and overhead cabinetry, lots of bench space and an upright electric stove with separate grill.

Stylish neutral tones feature throughout the property, along with hard wearing timber laminate flooring to all living areas.

To the front of the property is a spacious lounge room with Fujitsu split system air conditioner and skylight. There is plenty of room for a dining table adjacent to the kitchen.

The laundry has access to the large, low maintenance rear courtyard which has a storage shed and plenty of room for an outdoor setting and bbq.

Features of this property include:

- Generous sized master bedroom with double door built in robe
- Modernised bathroom with rainforest showerhead, roman bath and good size vanity
- Good size 2nd bedroom
- Large lounge room with separate dining area next to kitchen
- Laundry with access to rear yard
- Super sized courtyard with storage shed plus plenty of room for an outdoor setting and bbq
- Single carport, parking right at your front door
- 200L Eurosun solar hot water system (3 years old and just serviced) with electric booster
- Blow-in insulation
- NBN connected
- Plenty of visitors parking plus common lawned area
- Pets are allowed
- Strata levies \$520 per quarter
- Potential rental return of \$520-\$550 per week

Whether you are investing, downsizing, looking for your first home or a lock up and leave scenario, this classy villa will not disappoint and is sure to be snapped up quickly! Call David Snell on 0400 827 800 and request your information pack today!