

**16/44 Hamilton Road, Eaton, WA 6232**

**Unit For Sale**

Monday, 8 July 2024

16/44 Hamilton Road, Eaton, WA 6232

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 271 m2**

**Type: Unit**



Paul Clarke  
0417921715

## Offers Over \$495,000

Situated just a short drive to Eaton Fair Shopping centre, don't miss this well presented, low maintenance unit. Set back from the road, in a well maintained complex. Open plan kitchen, living and dining area with access through the sliding glass door to the paved outdoor area. Roomy master bedroom with three built in cupboards. Double lock up garage with entry to the rear courtyard and directly to the kitchen/living area. Second bedroom with built in cupboards and third guests' bedroom or office. Separate laundry with access to paved courtyard. Split system air conditioning, large bathroom and two toilets. Vacant and ready for immediate possession. Call Paul Clarke today for further information.