



19 Walls Crescent, HAMILTON, VIC 3300

Move-In Ready or Invest

This solid brick veneer 3 bedroom property provides much more than a casual glance might suggest. With a practical layout designed for easy living, the home consists of well-proportioned spaces which include: a good sized lounge area with free-standing gas log fire and RC/AC, galley-style kitchen/dining with ample storage and a compact bathroom leading to a dual entry toilet with access also from the laundry.

Privately attached via the mudroom, a self-contained one-bedroom apartment includes its own kitchen, bathroom and living space, offering excellent separation from the main residence. Whether used for rental income, guest accommodation, a home office or multigenerational living, this space adds genuine value and versatility.

Set on a 588m²* approx. block, externally the low maintenance backyard is fully enclosed and contains a quaint workshop/storage shed.

Perfect for the first home buyer or investor this neat and versatile property is a great opportunity to buy and rejuvenate an inexpensive project for a healthy return.

Offers on this property can be made on the OPENN website by clicking on this link:

TYPE: For Sale

INTERNET ID: 300P191989

SALE DETAILS

\$350,000

CONTACT DETAILS

Hamilton

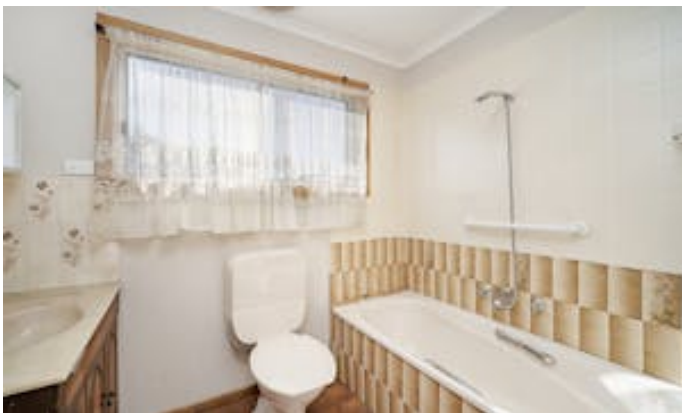
89 Gray Street
Hamilton, VIC
03 5551 6600

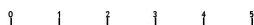
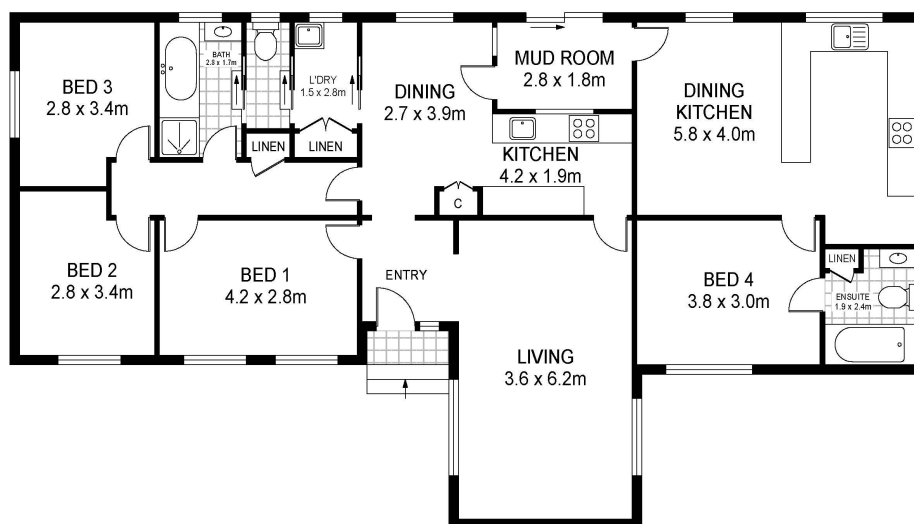
Rosi Egerton

0408 199 794

<https://www.openn.com/rosiegerton>

- Land Area 588.00 square metres
- Bedrooms: 4
- Bathrooms: 2





Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



19 Walls Crescent, Hamilton