



70 Stephen Street, HAMILTON, VIC 3300

Renovated Charm on a Generous Allotment with Future Potential

Positioned in a convenient pocket of Hamilton, this updated 1960s weatherboard home offers the perfect blend of character, comfort and opportunity, set on a substantial 1,595m² allotment with exciting subdivision potential (STCA).

Behind an appealing street presence, framed by an established hedge and classic wrought iron fencing, the home immediately creates a welcoming first impression. Step inside via the charming stained-glass front door to discover a thoughtfully refreshed interior, where high ceilings through the hallway, front bedrooms and living area enhance the sense of space and light.

The home comprises three bedrooms, all replastered, with two featuring new built-in robes and the main complete with an overhead fan. The central bathroom has been tastefully refurbished in a timeless white and black palette, and includes a bath, vanity, toilet and practical storage options.

The central living room is well-appointed for year-round comfort with reverse cycle air conditioning and dual ceiling fans, while new flooring throughout and updated aluminium windows add to the home's modern appeal.

The renovated kitchen is functional offering ample bench space and storage, along with quality appliances including a dishwasher, gas cooktop and wall oven, and overlooks the backyard for convenience.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 300P194229

SALE DETAILS

\$480,000 to \$520,000

CONTACT DETAILS

Hamilton

89 Gray Street
Hamilton, VIC
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Jo Frost

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Outdoors, the property truly shines. The block is securely fenced into two sections, with a small orchard at the rear and plenty of space for further development or lifestyle use. A substantial 6m x 15m five-bay shed provides outstanding versatility, accommodating up to three vehicles along with workshop space, complete with power, lighting and a concrete floor.

Conveniently located close to Baimbridge College, the local bus exchange and the indoor fitness centre (HILAC), this is an excellent opportunity for families, investors or developers seeking space, comfort and future potential.

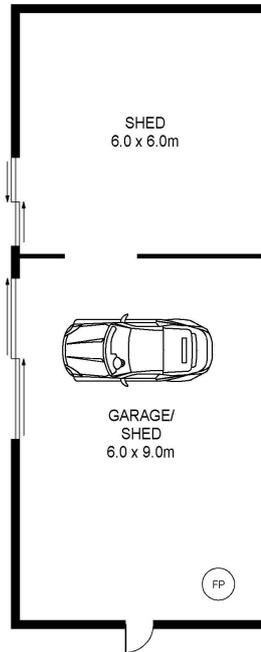
Move straight in, enjoy the upgrades, and explore the possibilities this impressive property has to offer.

Other features: Close to Schools, Close to Transport

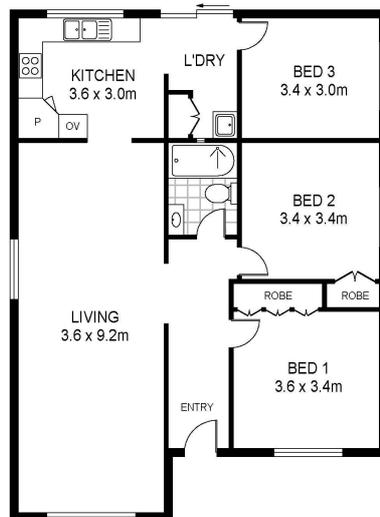
- Land Area 1,595.00 square metre
- Bedrooms: 3
- Bathrooms: 1
- 3 car garage







NOT IN ACTUAL LOCATION



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

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