






19 Hitchcock Avenue, Belmont

Charming Family Home on a Level Block in the Heart of Belmont

Positioned on a generous, flat block, this beautifully maintained three-bedroom home offers exceptional liveability, impressive outdoor space and a superb opportunity for buyers looking to secure a central Belmont address. With its single-level layout, easy-care design and inviting interiors, this property is ideal for young families, first-home buyers, downsizers or those searching for a solid home with plenty of scope to add their own personal touch.

The fully fenced yard provides a safe and spacious environment for children and pets to enjoy, while also offering great potential for outdoor entertaining. Inside, every room is well-presented and reveals the excellent bones of the home, giving buyers the freedom to update or style to their taste without compromising the comfortable floor plan that already exists.

At the heart of the home, the living area features a ceiling fan and split-system air conditioner for year-round comfort and flows effortlessly into the combined kitchen and dining space. The kitchen itself offers ample storage, generous bench space and reliable electric

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FOR SALE
\$917,000

AGENTS

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AGENCY

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All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

cooking facilities, making it a functional environment for home cooks. All three bedrooms are impressively sized, with two fitted with built-in wardrobes and one featuring an additional ceiling fan.

The centrally located bathroom is light-filled and well-appointed, complete with a standalone bathtub and separate shower, ensuring convenience for the whole household. Outdoors, the property continues to deliver with a sizeable storage shed perfect for tools, hobbies or additional car accommodation. A secure lock-up car space is also positioned to the side of the home, providing practicality and peace of mind.

Situated in the heart of Belmont, this home places you within easy reach of major lifestyle destinations. Belmont CBD is approx. 1.1km away, offering shopping, dining and essential services, while Belmont Baths is approx. 950m from your doorstep for morning swims, weekend relaxation or lakeside walks. Local beaches, including the stunning Nine Mile Beach, are close by and provide even further recreational appeal.

A fantastic opportunity in a highly convenient location, this home represents a perfect entry point into the real estate market with strong long-term potential and a lifestyle that is hard to beat. The information contained herein has been provided by people we believe to be reliable, however all interested parties must rely on their own enquiries.

MORE DETAILS

Property ID	1WJ1J
Property Type	House
Land Area	600.7 m2
Including	Ensuite Dishwasher Carpeted Close to Schools Close to Shops Close to Transport High Clearance Lounge

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FLOOR PLAN

19 Hitchcock Avenue, Belmont, New South Wales, 2280
TOTAL APPROX. FLOOR AREA 87 SQ.M

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

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