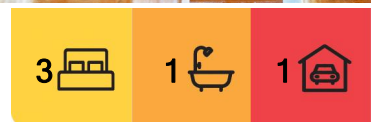


## Devonport, 48 Hiller Street

### The Heart of Hiller

Welcome to 48 Hiller Street, Devonport, built in 1932, this solid beauty has been thoughtfully updated over the years, blending modern comforts and classic elegance. Proudly standing in the heart of Devonport, this property offers not just a home, but a lifestyle enriched by convenience, clever design, and even potential income. Perfectly positioned for a lifestyle of ease. You will find the Devonport Town Centre, Our Lady of Lourdes Catholic School, Devonport Primary School, public transport, and the scenic Mersey River walking track all just a short distance away.

As you step through the entrance of the home after admiring the street appeal, you will fall in love with the updated entryway, charming front door and central hall that captures all of your cottage dreams in one scene. The kitchen is a highlight of this property, perfectly considering what is needed in a modern family home, including a dishwasher, pull out pantry and an updated gas cook top, while keeping a traditional style and feel. The floor plan flows effortlessly into the open plan living and dining area with beautiful double French doors to the picturesque yard, making it the perfect space for entertaining or relaxing. The



**For Sale**  
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living area, truly the heart of the home, captures expansive views of the private, enclosed backyard a picture window perfectly framing the flowering blossom tree. Snuggle up by the double door wood fire during cooler months or enjoy the convenience of reverse cycle air conditioning year round. The main bathroom showcases clever design, seamlessly combining with the laundry and toilet to create an efficient, spacious layout complete with a luxurious walk in shower with waterfall shower head. A standout feature of this home is the third bedroom, which is currently being used as a successful Airbnb, providing a steady income stream to the current owners. With separate access via a recently installed sliding door on the Hilltop Street side, this space offers privacy for guests without disturbing the main living areas. Outside, this 647m<sup>2</sup> corner allotment is a homeowner's dream. The fully enclosed backyard provides a safe haven for children or pets, while the garage and workshop offer secure parking, workshop space and storage. With ample off street parking and a second gated access off Hiller Street, there's even space to store your boat or caravan securely with ease. The property also comes with a second toilet located in an outside separate building useable as an office, teenage retreat or extra storage. There is so much to love here come along and see for yourself.

\*The information contained herein has been supplied to us by sources which are considered reliable, and we have no reason to doubt its accuracy. However, all interested parties should make their own enquiries to verify this information to be correct. All measurements are approximate and are for illustrative purposes only.

## More About this Property

<b>Property ID</b>	8AAHVM
<b>Property Type</b>	House
<b>Land Area</b>	637 m <sup>2</sup>
<b>Including</b>	Air Conditioning Toilets (2) Dishwasher Floorboards Workshop Secure Parking Fully Fenced

**Tyla Pyke 0439 228 888**

Property Representative | tyla.pyke@ljhooker.com.au

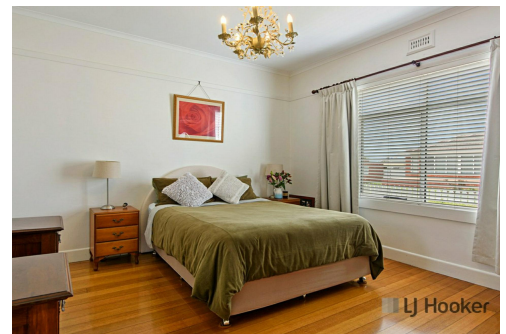
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