



170 Hillview Crescent, Whitfield

Elevated Character & Space on 1,100m²; in Exclusive Hillview Crescent

Elevated in the leafy surrounds of exclusive Hillview Crescent and positioned on a generous 1,100m²; allotment, this high set residence enjoys picturesque views across the surrounding greenery, creating a peaceful sanctuary to everyday living.

This elevated residence presents with a wide street frontage, all framed by established lawns and tropical greenery. Being a much loved family home, this is the first time this property has been offered to the market since 1981.

Step inside and polished timber floors bring warmth and character to the main living areas. Traditional timber-framed glass doors add further charm, while an abundance of windows allows natural light and cooling breezes to filter throughout. Security screens provide an additional practical touch, perfectly suited to the tropical Cairns lifestyle.

The spacious living and dining areas offer a relaxed setting for everyday living, with an easy connection between the home's internal

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FOR SALE
Offer Over \$895,000

VIEW
By Appointment

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LJ Hooker

and external spaces. At the heart of the home, the well-proportioned kitchen provides excellent bench space, plentiful cabinetry and a practical layout, with louvred windows further enhancing the naturally light and breezy atmosphere.

Accommodation comprises three well-proportioned bedrooms, each enjoying plenty of natural light and pleasant outlooks. The front bedrooms feature direct access through timber-framed glass doors to the balcony/deck area, creating an inviting extension of the rooms and another place to enjoy the leafy surrounds. A centrally positioned bathroom services the home, complemented by the convenience of a separate toilet, particularly practical when entertaining family and friends.

Outside, the generous backyard offers plenty of usable lawn, established gardens and mature greenery, with the 1,100m²; allotment providing an excellent sense of space around the home. A substantial shed is positioned at the rear of the property, with convenient side access allowing vehicles to reach it with ease. While requiring some repair and attention, the shed offers excellent scope to restore and utilise the space for additional vehicles, a workshop, hobbies, equipment or storage.

Adding further practicality is the expansive area beneath the home, providing generous covered vehicle accommodation, excellent storage and utility space, together with a separate laundry.

Adding to the appeal is a location that places everyday conveniences and lifestyle attractions within easy reach. Falling within the Whitfield State School and Trinity Bay State High School catchment areas, the property is also close to local cafés, shopping, parklands and picturesque walking trails, with the Cairns CBD just minutes from home.

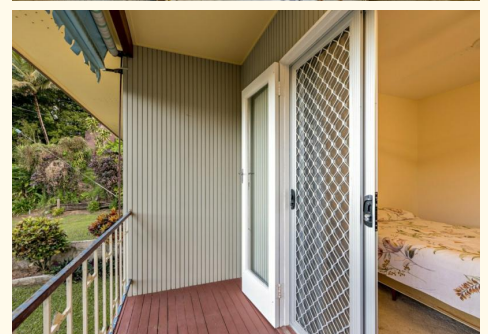
Brimming with character and positioned to embrace its elevated setting, this is a home offering an appealing combination of space, practicality and potential. Whether enjoyed for its existing charm or enhanced over time, it presents an exciting opportunity to secure a generous 1,100m²; property in one of Cairns' most tightly held residential pockets, with plenty of scope to make it your own. Call today to arrange your inspection!

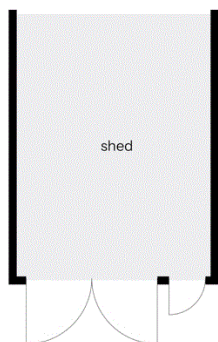
MORE DETAILS

Property ID	3Z14FMB
Property Type	House
Land Area	1100 m2
Including	Air Conditioning Balcony Deck Floorboards Secure Parking Remote Garage

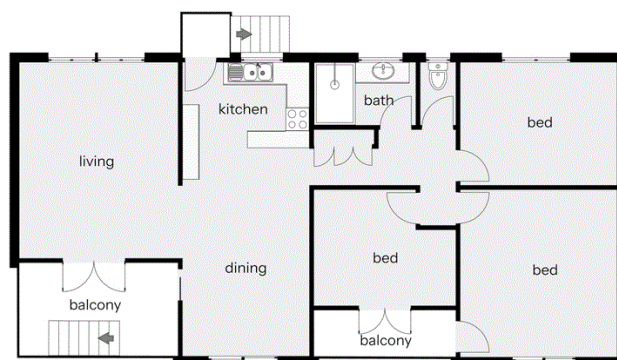
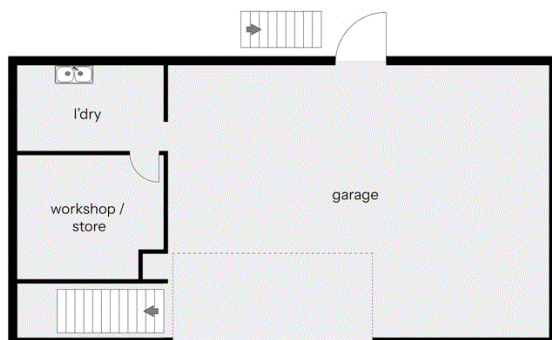
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Downstairs.



Upstairs.

Whilst LJ Hooker Edge Hill has made every effort to ensure the accuracy of the floorplan contained here, measurements are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustration purposes only.