

24 Hubbard Way, Medina, WA, 6167



House For Sale

Monday, 28 October 2024

24 Hubbard Way, Medina, WA, 6167

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House

Beautifully Unique Offering, Expansive Opportunity

It will be hard for you to not fall in love with all this home has to offer! It just feels like home from the moment you walk through the door.

Picturesque planting complements this character filled Medina cottage to perfection, providing a sense of serenity and grounding that can make you feel like you are in your own, private world. Sunshine and flowers are abundant, with a stunning view from every window of this 3 bedroom home. The timeless charm of wooden floorboards, high ceilings and modern paint flow throughout the property, including a renovated bathroom, kitchen and laundry space.

This unique, character-filled cottage features a spacious veranda at the front and a large deck at the back, perfect for entertaining. Each room is filled with light and framed by views of your private cottage garden. You'll appreciate the ducted evaporative air conditioning for comfort, as well as a gas point in the living room for cosy heating during cooler months. The fully renovated kitchen includes solid granite benchtops and high-quality appliances, while the original 1954 Medina Z doors add a touch of historical charm. Additional perks include a whole house water filtration system, solar panels on the north-facing roof, and a watering system for your back garden—making it a sustainable and convenient choice for modern living.

Features you will Love:

- * Unique, character filled 1954 Medina cottage with spacious veranda at the front and large deck to the back
- * Views from every window into your private cottage gardens
- * 3 bedrooms each with ample built in storage and wardrobes (one bedroom more suited to a single)
- * 26 Years of mulch & soil conditioning all done to cultivate the perfect growing environment
- * High ceilings throughout
- * Recently painted inside and out
- * Heritage style security doors
- * Fully renovated kitchen, featuring; granite benchtops, wall oven, extraction fan, European gas cooktop
- * Original gleaming wood flooring throughout
- * Renovated bathroom and laundry with original 1954 Medina Z doors to bathroom and toilet
- * Elevated entertainment deck set amongst the trees, overlooking lush, tropical gardens and a yoga zone below
- * Ducted evaporative air conditioning
- * Gas point in living room available for heating
- * Aquasana whole house water filtration system
- * Solar panels to north facing roof
- * Watering system to back garden.
- * Water tank for water capture in back garden
- * Ample storage under house for all your bits and bobs

Financials:

- * Annual Council Rates Approx: \$1615
- * Annual Water Rates Approx: \$814.31
- * Expected Rental Return: \$550-600 per week
- * Occupancy: Owner Occupied
- * Sellers Preferred Settlement Terms: On / after the 12th of December

We are sure you are bound to fall in love and see the opportunity for this opportunistic, lush living - so get in touch with us today to not miss out!

Contact Jade on 0401 522 584 or Stacey on 0467 039 610.

Urban Habitat has no reason to doubt the accuracy of the information listed above which has been sourced by means which are considered reliable, however we cannot guarantee accuracy from third party sources. Prospective purchasers

are advised to carry out their own due diligence