

10 Mulock Ave., Hamilton

Ontario L8T 1H3



\$799,900

PROPERTY INFORMATION

- **Property Type:** Residential
- **Property Style:** 1.5 Storey
- **Beds:** 3
- **Baths:** 2.5
- **Taxes:** \$5,138.87 / 2026
- **Sq. Footage:** 1359 ft
- **Lot Size:** 53 x 100 ft
- **Year Built:** 1955
- **MLS®:** 40873237



View virtual tour at
visual4sale.com
Enter v4s# 366580



PROPERTY FEATURES

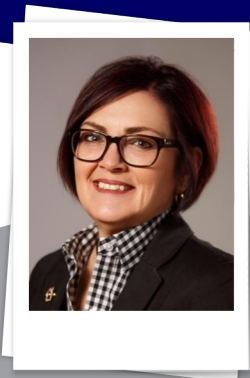
- Lovingly Maintained Family Home
- Extensively Remodelled 2019
- Engineered Hardwood on Main Level
- Refinished Oak Flooring 2nd Level
- Furnace & AC 2020
- Roof 2011
- Windows & Doors 2019
- Landscaping, Irrigation System 2021
- Driveway, Front Porch, Patio 2021
- Garage with Hydro 2021



PROPERTY DESCRIPTION

Charm, character and thoughtful updates come together in this lovingly maintained family home in the beautiful, leafy Sunninghill neighbourhood. Offering impressive curb appeal and an abundance of natural light, this home underwent extensive renovations in 2019, with numerous updates completed since. Gorgeous Open Concept Kitchen offers classic design and an abundance of storage and work space. This cozy living room features gas fireplace, large picture window and cove ceilings. All 3 bedrooms are a generous size and recently finished lower level adds extra living space for a growing family. Fabulous outdoor space and detach garage. Everything in this beautiful home has been taken care of ... truly Move-In-Ready

Karen Grover
Sales Representative
Direct: 905-512-2696
kgrover@efforttrust.ca



**EFFORT
TRUST**

THE EFFORT TRUST COMPANY, BROKERAGE

The Effort Trust Company, Brokerage
50 King Street East
Hamilton, Ontario, L8N 1A6

www.karengrover.ca

Office: 905-528-8956



All information regarding this property, either expressed or implied, is from sources deemed reliable and assumed to be correct. No warranty thereof and same is submitted to be possible errors and omissions.