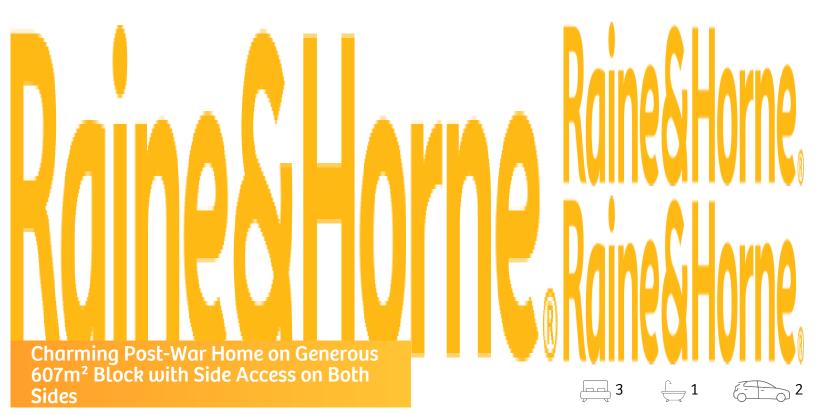
## Raine&Horne



## 18 Hartland Street, Manly West

## Inviting offers

18 Hartland Street, Manly West – A True Beauty – You Must Come & See – Call Margaret or Chris to arrange inspections during the week or come to our open on Saturday.

Perfectly positioned on a wide 15-metre frontage, this beautifully presented post-war home offers space, versatility, and exceptional potential on a large 607m<sup>2</sup> block.

Designed with a unique split-level layout – lowset at the front and highset at the rear – the home opens up exciting possibilities underneath for expanding the laundry, creating a children's playroom, utility space, or additional storage. All this flows seamlessly to a spacious rear patio, lush lawn, and fully usable backyard.

Inside, the home is immaculate and freshly painted, featuring:

Front landing leads to entry and opens into separate living room

Modern kitchen with 900mm freestanding stainless steel oven, gas cooktop, dishwasher, and spacious corner dining area

Polished hardwood floors, timber blinds, and air-conditioning and ceiling fans throughout

Property ID: L19694366

**Property Type:** House

**Garages:** 2

**Land Area:** 607.0 sqm

## Margaret Vote

0411 521 747 margaret.vote@wynnum.rh.com.au Abundant windows capturing natural light and cooling north-east and south-east bay breezes

There are three bedrooms, with built-in robe in the main and a sleek, modern white bathroom.

The fully fenced property offers outstanding external features including:

Remote-controlled gate on the left of property providing access to a double garage with a remote panel-lift door.

Additional double gate on the right, allowing full access to the backyard – ideal for a future pool, large shed, or landscaped gardens (with a water tank ready for use)

Ample space to park a boat, caravan, or extra vehicles

Garage has additional rear door leading to back garden and access to generous storage area connected to underneath – you can never have enough storage!

Location Highlights:

Just a 4.5-minute drive to Manly Village, the waterfront, marinas, cafes, and weekend markets

Within the catchment for Manly West State Primary School and close to Manly train station and bus routes on Stannard Road.

Close proximity to top private colleges including Moreton Bay Boys' and Girls' Colleges and Iona College

This home is ready for you to move straight in – but also offers fantastic potential to further enhance, extend, or personalise to suit your lifestyle.