

# \$2,800 - 254 West 31st Street Unit# Main, Hamilton

MLS® #40778124

**\$2,800**

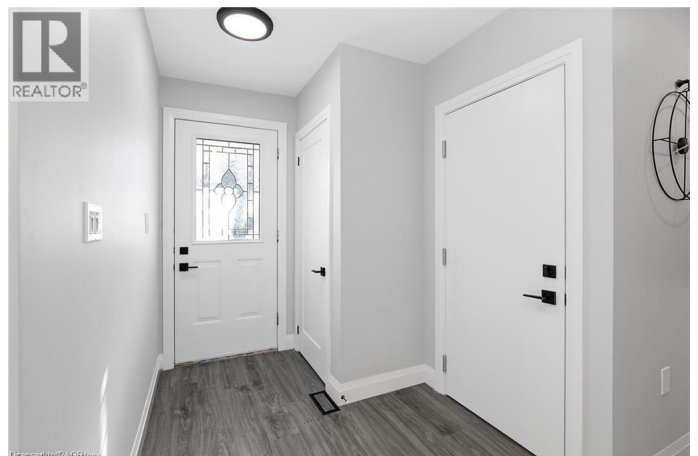
3 Bedroom, 1.00 Bathroom, 948 sqft

Single Family on 0.11 Acres

151 - Westcliffe, Hamilton, Ontario

ALL UTILITIES INCLUDED!!! Charming & Stylish 3-Bedroom Main Floor for Lease in Desirable Westcliffe. Welcome to your new home in the highly sought-after Westcliffe neighbourhood on Hamilton Mountain! This beautifully updated 3-bedroom, 1-bath main floor unit offers modern living in a serene, family-friendly area. Step inside to find a contemporary kitchen featuring quartz countertops, sleek like-new appliances, and plenty of cabinet space—perfect for everyday living or entertaining. The home boasts luxury vinyl flooring throughout, a modern 3-piece bathroom, and a spacious open-concept living and dining area ideal for relaxing or hosting guests. Enjoy the outdoors in the fully fenced backyard with ample space for gardening, play, or simply unwinding. Two handy storage sheds are included for your convenience. The large double driveway provides parking for 4–6 vehicles, making this a rare find in the area. Located just steps from the mountain brow, scenic parks, the Chedoke stairs, and golf courses, this home is perfect for outdoor enthusiasts. You'll also love the proximity to schools, shops, public transit, and a wide range of amenities—all within walking distance. Quick access to The Linc and Hwy 403 ensures effortless commuting. This is a must-see home that checks all the boxes. Don't miss your chance. AVAILABLE IMMEDIATELY! (id:6289)

Built in 1958



## Essential Information

|                |               |
|----------------|---------------|
| Listing #      | 40778124      |
| Price          | \$2,800       |
| Bedrooms       | 3             |
| Bathrooms      | 1.00          |
| Square Footage | 948           |
| Acres          | 0.11          |
| Year Built     | 1958          |
| Type           | Single Family |
| Sub-Type       | Freehold      |
| Style          | Bungalow      |

## Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 254 West 31st Street Unit# Main |
| Subdivision | 151 - Westcliffe                |
| City        | Hamilton                        |
| Province    | Ontario                         |
| Postal Code | L9C5G4                          |

## Amenities

|                |                                                                                                       |
|----------------|-------------------------------------------------------------------------------------------------------|
| Amenities      | Airport, Golf Nearby, Hospital, Park, Place of Worship, Playground, Public Transit, Schools, Shopping |
| Features       | Paved driveway                                                                                        |
| Parking Spaces | 4                                                                                                     |

## Interior

|              |                                                                    |
|--------------|--------------------------------------------------------------------|
| Appliances   | Dishwasher, Dryer, Refrigerator, Stove, Washer, Microwave Built-in |
| Heating      | Natural gas Forced air                                             |
| Cooling      | Central air conditioning                                           |
| # of Stories | 1                                                                  |
| Has Basement | Yes                                                                |

## Exterior

|            |                                            |
|------------|--------------------------------------------|
| Exterior   | Aluminum siding, Brick, Concrete, Shingles |
| Foundation | Poured Concrete                            |

## Listing Details

|                |                                 |
|----------------|---------------------------------|
| Listing Office | Keller Williams Complete Realty |
|----------------|---------------------------------|



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