



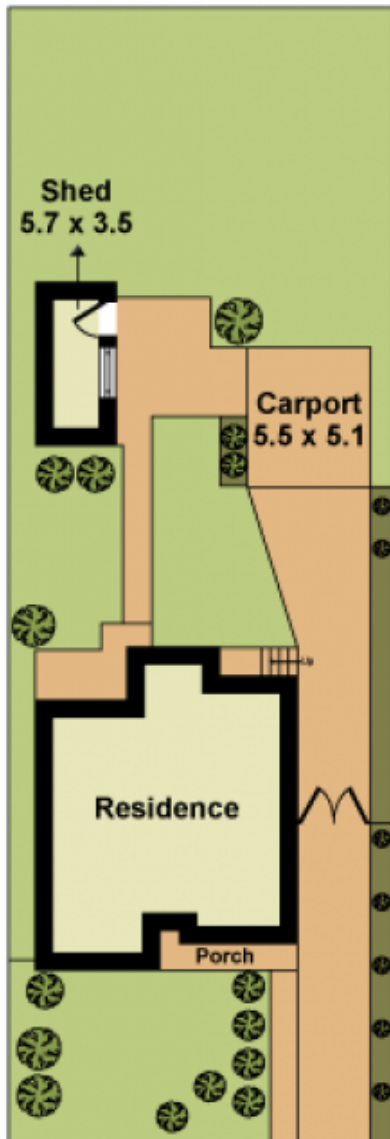
**12 Hemphill Road Sunshine VIC**

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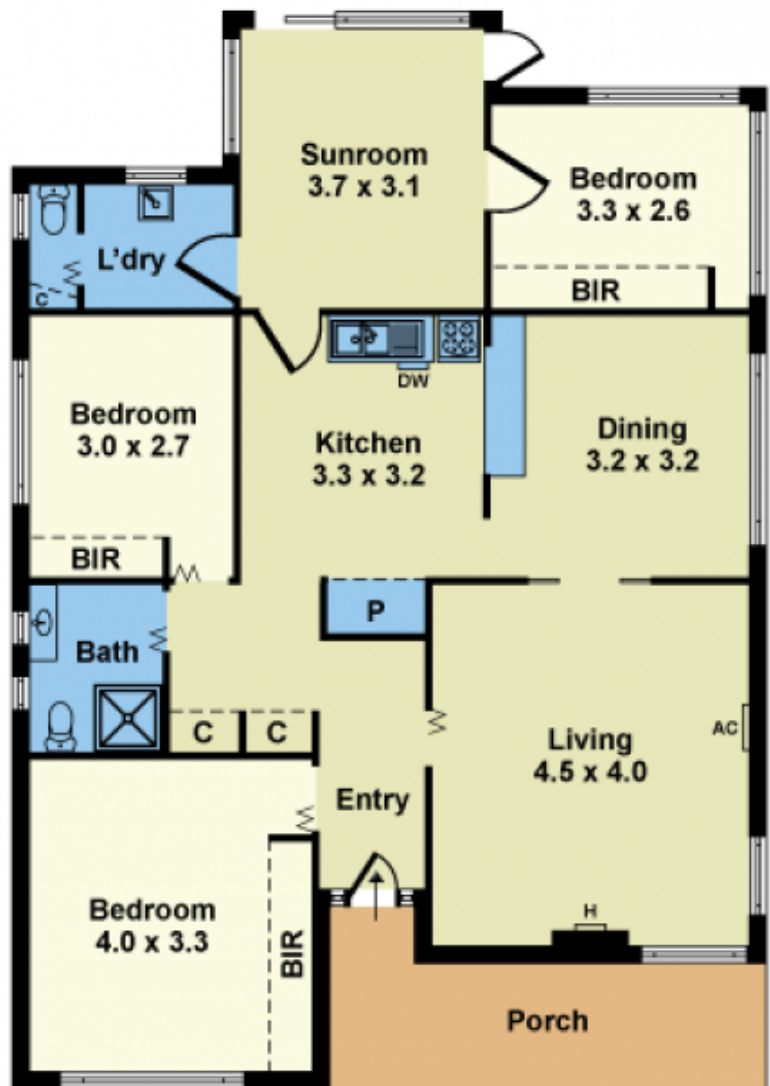
Perfectly positioned in the magnificent leafy locale of Matthews Hill this elevated home comprises of 3 bedrooms, central bathroom, kitchen with adjoining formal dining, heating, cooling and rear sun room. The generous living area captures the era with a stone fireplace and an abundance of period detail including picture rails, stunning rosettes and decorative lighting. The 4 metre wide drive leads to the huge yard with double carport.;

**View** : <https://www.douglaskay.com.au/lease/vic/west/sunshine/residential/house/7075377>

Along with the tree lined beauty and appealing aesthetic of this tightly held pocket - the convenience of location is exemplified being a short stroll to Sunshine Station, Hampshire Road Shopping Strip, Our Lady's Primary and picturesque Matthews Hill Reserve.



**SITE PLAN**



**FLOOR PLAN**

Whilst every attempt has been made to ensure the accuracy of this floorplan, measurements of doors, windows, rooms and any other items are approximates only. The producer or agent cannot be held responsible for any errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as such.