

\$639,000 - 6 Kirkland Avenue, Hamilton

MLS® #40779803

\$639,000

3 Bedroom, 1.00 Bathroom, 1,156 sqft

Single Family on 0.00 Acres

183 - Lawfield, Hamilton, Ontario

Warm & inviting fully finished 3 bedroom side split with two gas fireplaces in desirable family friendly east mountain location featuring handy oversized 14'1 x 23'11 garage with hydro.

Hardwood flooring throughout living room, dining room, hallway & all bedrooms. Main floor offers bright living room with gas fireplace with oak surround, dining room with access to rear yard & kitchen with stainless steel appliances. Second floor features three good sized carpet-free bedrooms & updated bath with accessible jetted tub (2019). Large lower level rec room showcases corner gas fireplace with lovely custom oak surround & newer carpeting (2025). Central air (2023). 100 amps on breakers (2025). Eaves with gutter guards. Fully fenced lot with 6'6 x 26'10 covered concrete patio & 9'9 x 9'4 deck. Quick & easy access to Linc. Close to all amenities. Only minutes to Limeridge Mall. (id:6289)

Built in 1967

Essential Information

Listing #	40779803
Price	\$639,000
Bedrooms	3
Bathrooms	1.00
Square Footage	1,156
Acres	0.00
Year Built	1967
Type	Single Family



Sub-Type Freehold

Community Information

Address 6 Kirkland Avenue
Subdivision 183 - Lawfield
City Hamilton
Province Ontario
Postal Code L8V3V9

Amenities

Amenities Park, Place of Worship, Public Transit, Schools, Shopping
Features Paved driveway, Automatic Garage Door Opener
Parking Spaces 5
Parking Detached Garage
of Garages 1

Interior

Appliances Dishwasher, Dryer, Stove, Washer, Garage door opener
Heating Natural gas Forced air
Cooling Central air conditioning
Fireplace Yes
of Fireplaces 2
Has Basement Yes

Exterior

Exterior Brick, Vinyl siding

Listing Details

Listing Office RE/MAX Escarpment Realty Inc.



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