



# 1216 Hillside Ave Victoria BC

\$919,000

South-facing centrally located single-family home is walkable to all amenities and boasts an income helper. Featuring a low-care lot, ample parking, and a flexible layout make this an astute buy for first-time buyers/investors. 1946-built home offers 4 beds & 2 baths, with the lower level utilized as a 2 bed suite. Configure the home to suit (2-bd/2-bd OR 4-bd). The main level features a 2 bed/1 bath, a spacious living room with a wood-burning fireplace, oak hardwood floors, a separate dining room, a well-apportioned kitchen featuring access to the spacious rear deck, and a 4-piece bath with in-suite laundry. The lower level offers 2 bed/1 bath with a separate entry, an updated kitchen, a generous living area, ample storage, and in-suite laundry. Updates include new tile flooring & faucet in the upstairs kitchen, new paint, a newer hot water tank, a newer paved driveway, and more. All amenities, including parks, schools, shopping, golf course, trails, and more, are nearby!

Listing Presented By:



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