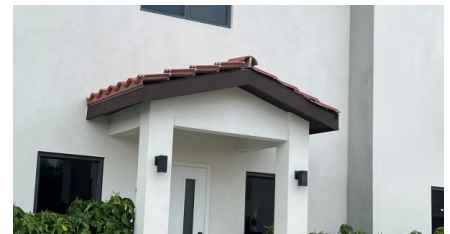


## Hilton Estates, Phase 3, Bldg. 17, Unit 87A (2BR/2.5BA townhouse)

South Sound

MLS# 419397

**CI\$605,000**





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Hilton Estates Phase 3 is now offering a brand New, never lived in, 2BR/2.5BA, upgraded townhome in South Sound. Upgrades includes a quiet and hygienic dishwasher, porcelain floor tiles throughout the unit and accent shower tiles etc.

Upon entering the front door you will be in the dining room which is spacious. Moving further in the fully equipped stainless steel kitchen appliances wrap around the warm toned wood cabinetry. The spacious living room sits in the last 1/3 of the ground floor space, overlooking the back patio and garden. A powder room is located downstairs for added convenience.

Walking upstairs traverse over the fully tiled staircase with modern railings. The second floor has the primary suite with a full bathroom and closet. The second bedroom (guest) with ensuite bath show cases lovely fixtures.

The two final buildings and swimming pool will be completed later this summer. If you are a buyer seeking a personal home or for investment purposes then Hilton Estates 87A is the choice for you.

Prime Location: Access either Walker's Road or Bobby Thompson Way and complex is next to the YMCA Field of Dreams

Close to: Public and Private schools, Hospitals and GT business district

Amenities: A quick drive to Smith's Cove, Grand Harbour

Certificate of Occupancy (CO) has been issued by the government and a final punch list and cleaning is underway.

Assignment of Contract

Hilton Estates is a very sought after complex and 87A with the 2BR/2.5BA, 1536 sq. ft., can be your new home.+ Access to view Thursday June 12 Time 11 a.m.-1 p.m.

## Property Features

**Type**  
**Condominium (For Sale)**

**Status**  
**New**

**View**  
**Inland**

**Listing Type**  
**Condominium**

**Bed**  
**2**

**Bath**  
**2.5**

**Sq Ft**  
**1,536**

**Block/Parcel**  
**15C / 191H87A**

**Area**  
**30**

**Year Built**  
**2025**