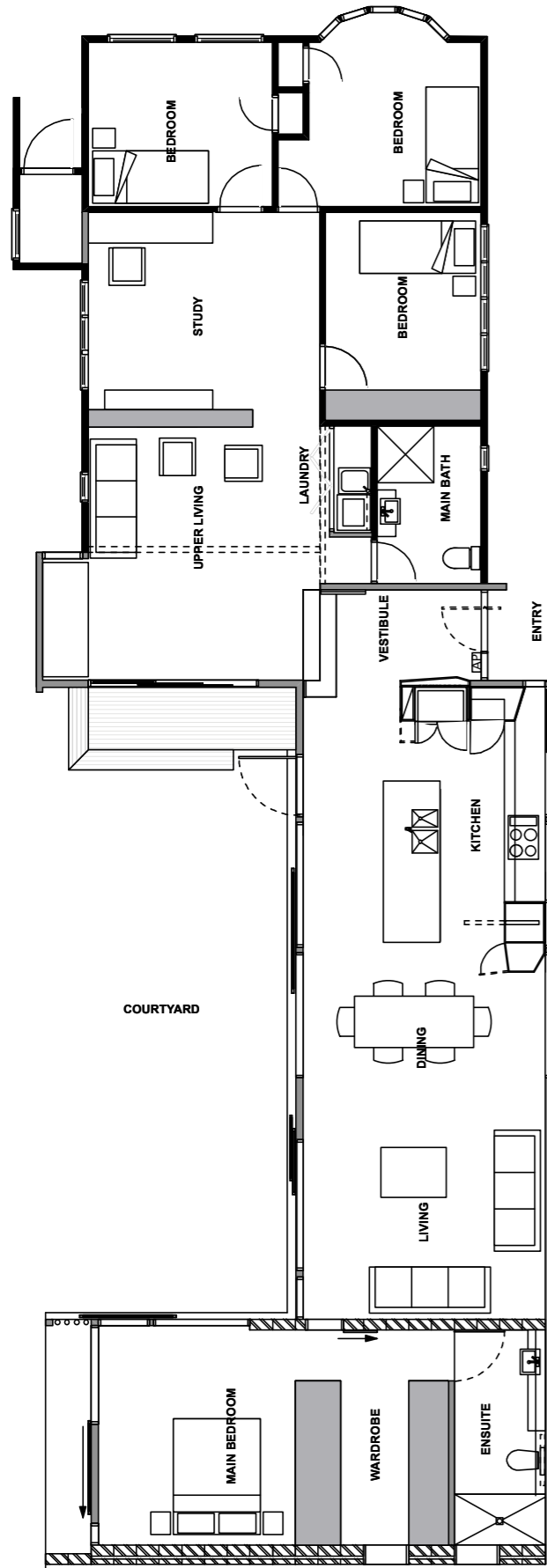


66 Walker Road, Pt Chevalier



Local Sales Information

The following list of local sales may assist your decision as to where you see the value.

Address	Sale Price	Sale Date	Brms	Land Area
54 Dignan St	\$2,100,000	May 18	3	600m ²
13 Kanuka St	\$2,110,000	Nov 17	4	640m ²
15 St Michaels Ave	\$2,200,000	Aug 18	4	405m ²
34 Premier Ave	\$2,235,000	Apr 18	3	578m ²
11 Lynch St	\$2,380,000	Feb 18	4	1/2 share 1060m ²
29 Rama Rd	\$2,450,000	May 18	4	579m ²
25 Buxton St	\$2,630,000	Dec 17	4	506m ²
37 Humariri St	\$2,700,000	Dec 17	4	579m ²
60 Walford Rd	\$2,705,000	Dec 17	4	766m ²

Visit www.sellrealestate.nz & click 'property info' for more information



Lawrence von Sturmer
027 227 9294

Derek von Sturmer
027 533 7357

Jo de Beer
027 469 4148

Ross Brader
0800 735 546



Every sale is a team effort



PT CHEVALIER
66 Walker Road

Asking \$2,295,000 - Make an Offer

NOTE: The technical info provided (incl. the floor & section sizes) has been sourced from organisations such as RPNZ, Property Guru, & the Council; & are broad guides for general information only. They are solely intended to provide a general understanding of the subject matter & to help you assess whether you need more detailed information. We recommend you seek your own independent advice on everything material to your purchasing decision.



A hidden gem

You won't regret visiting and buying this stunningly renovated 4 bedroom bungalow, originally built in 1924 and redesigned by McCoy Heine Architects in 2009. It offers 2 very spacious living areas with excellent indoor outdoor to the west facing garden, perfect for entertaining in the afternoon and evening sun.

Cooking is a dream in the stylish and light filled kitchen. Other features include a study area, 2 beautiful modern bathrooms, heated polished concrete floors, gas hot water, partial double glazing, good insulation, alarm system and off street parking.

The 610m² freehold section and fantastic location complete this perfect family package, it's not often you'll find a home like this, don't miss out!



LEGAL DESCRIPTION

2017 CV:	\$1,750,000
Legal Description:	Lot 12 DP 18047
Cert of Title:	NA406/26
Land Area:	610m ² more or less
Floor Area:	170m ² approx
Rates:	\$4,028.24

