

Sold



39 Alconbury Drive, Rototuna North

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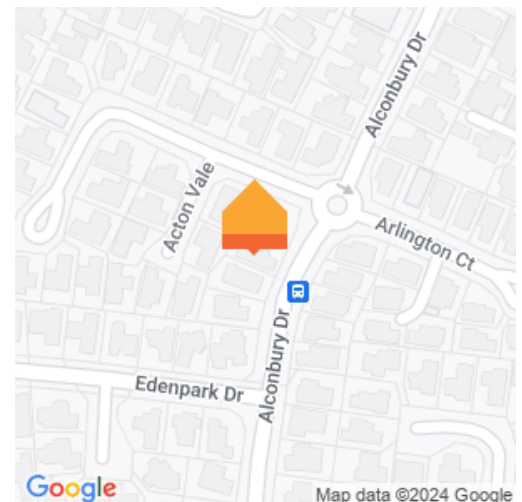
It's easy to warm to this congenial family home. Awash in all day sun, it embraces you with relaxing indoor-outdoor living and entertaining spaces. The integrated family hub, separate lounge and master suite open to north-facing decks and private landscaped gardens enhanced by a water feature and gazebo. The lounge is a particularly warm winter nest. In the same ownership for 15 years, the home comes to market as a very tidy package showing all the signs of love and care. Kitchen appliances have been upgraded, the shower in the main bathroom has been replaced with a large 1m x 1m unit and sun filter blinds feature in the formal lounge. Two living zones and four bedrooms provide room for a family to grow. The oversize double garage houses the laundry and there is good storage throughout. Two heat pumps, gas cooking and infinity gas hot water bring ease and comfort to day to day living. The secure picturesque grounds are a delight to spend time in. Children have ample play space and gardeners can grow veggies in raised beds. Morning coffee on the deck or late afternoon barbecues are made all the more comfortable by a sunshade awning. Hard to surpass for convenience, the home is walking distance to Rototuna shops, close to sought after north Hamilton schools and opposite a bus-stop. Commuter routes are handy. For your personal viewing, please contact direct Rose on 027 2772 636 or Chip on 0274 752349

Land area

600 m<sup>2</sup>

Rates

\$3,394.10



Chip Humble

07 855 7510

0274 752 349

chip.humble@lugtons.co.nz