



 51 West Thompson Street, Cambridge

Hurry to view this immaculately presented north-facing home on a beautifully landscaped 655 sqm section in Cambridge Park, conveniently located close to The Oval, Leamington Village shops, services and supermarket and a short drive to the Cambridge town centre. If you want to hit the road and travel, this is an ideal lock-up-and-leave property, with plenty of room for a motorhome, caravan or boat on a 14-metre parking pad, fenced and gated for security and privacy. Built by Generation Homes in 2014, this home has been extremely well cared for. The open-plan family/dining/kitchen area (with engineered stone bench and walk-in pantry) flows seamlessly through stacker doors to a large, covered patio with outdoor fire, great for indoor/outdoor entertaining. Plenty of room for family or guests, with a separate lounge/media room, four double bedrooms (main with ensuite and walk-in wardrobe), family bathroom with bath and separate shower, separate toilet and internal-access double garage with walk-through laundry. Features such as the two heat pumps, double glazing, Rib Raft underfloor insulation, continuous gas hot water, ultrafast fibre connection and extra-large garden shed/workshop add to the attraction. Balance of 10-year Master Build Guarantee available. Your opportunity to own a lovely modern home and enjoy fantastic indoor/outdoor living on a manageable section in one of Cambridge's most sought-after subdivisions. Better not delay, pre-auction offers will be considered. Contact Tony Mills call free 0800 35 34 34 (text 021 35 34 34) for a private appointment to view or come along to a Saturday or Sunday open home. Auction to be held in Lugtons rooms, 1010 Victoria Street, Hamilton, on Wednesday 11 November 2020 at 12. 00 noon (if not sold prior).



<b>Land area</b>	655 m <sup>2</sup>
<b>Floor size</b>	203 m <sup>2</sup>
<b>Rateable value</b>	\$810,000
<b>Rates</b>	\$2,767.00

