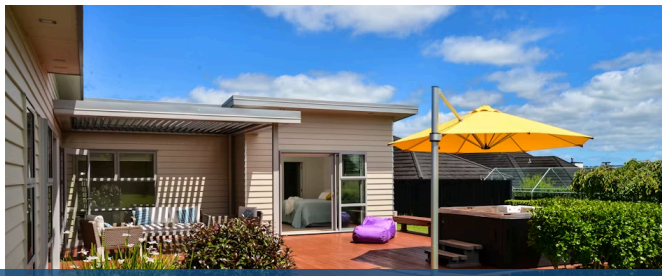
Lugtons

Your home is worth more with Lugton's







23 Bentley Rise, Flagstaff

4 2 2

Looking for a little bit of country? Hidden away on a 1480sqm gully peninsula, your north-facing abode makes a lasting impression with its flowing proportions, impeccable high-stud interiors and tranquil outdoor areas, all of which combine to provide an exceptional retreat for living and entertaining. Staring straight at nature and offering the best in location, your 2011 built home delivers on a private lifestyle in an isolated setting full of bird life, native plant and trees. Open plan living flows to an alfresco entertainment area for an effortless in-outdoor lifestyle on the vast deck or under the electric louvres. Your well appointed kitchen offers the contemporary modern appointments. Sound-proofing ensures peace and quiet between the theatre room and family zone. The dining area is set on a recently polished solid oak floor and all bedrooms have large wardrobe space with the master including a walk-in, shoe drawers, a full length mirror and sensor lighting. Double drawer vanities, a dual shower, underfloor heating and Hollywood lights add luxury to your ensuite. A waterfall spout on the family bath adds to the bathroom ambience. Further features include a built-in TV recess, electric blinds in the living rooms and master suite, tinted double glazing, central vac, alarm system, gas heating, two heat pumps and good storage. Generous parking, including space for a trailer, boat or motorhome completes this Flagstaff haven.

Land area	1480 m²
Floor size	230 m²
Rates	$4,898.00





Graeme Rowe - Branch Manager

07 838 3800

0274 433 156

graeme.rowe@lugtons.co.nz