



17 Matawhero Place, Ngaruawahia

****THIS PROPERTY HAS BEEN SOLD****

This high spec build north of Flagstaff enjoys optimal visual connection to the river and picturesque environs. Part of the quality River Terraces subdivision bordering Te Awa Cycle Way and Ngaruawahia Golf Course, the property reclines in scenic splendour some 10km from The Base. Built in 2018 by Goldsack Builders, the brick and linea river-front home is a picture of contemporary cool. Big stacker doors open the interior to a covered portico which invites relaxed outdoor entertaining against the river backdrop. Foodies will delight in the high-end, crisp white kitchen and wet scullery, and a family has the pick of two upsized living areas, perfect for everyone's needs. The well-conceived 222sqm floor plan offers a great balance of social and personal space. Three double bedrooms are restful sanctuaries, and the master excels with a double-ended tiled shower in the ensuite, a huge walk-in robe and patio access. There's power savings to be made thanks to solar panels and a reverse on-grid meter, plus the comfort of ducted air-conditioning and a gas fire. Children and pets can roam safe and free on the fenced and landscaped section.

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Land area	608 m ²
Rateable value	\$920,000
Rates	\$4,612.00

