

## Your home is worth more with Lugton's



For sale for the first time since it was built, this very tidy and mostly original brick home in Rototuna North is ready for its new family. Built with everything you would expect from the area, including a good sized kitchen flowing through the living and opening to a lovely outdoor area, the master with ensuite and walk in wardrobe has access outdoors as well, there's gas infinity hot water and heating, great storage and two further good sized bedrooms, served by a barely used family bathroom. There is opportunity to add value here too. The section has plenty of lawn and a beautifully kept garden plus plenty of parking at the end of the cul de sac. Situated within all the desired school zones, with walking access to the Rototuna shopping centre and parks and all the north east has to offer. Call Dave now to get the information pack and arrange a private viewing.

**Land area** 635 m<sup>2</sup> **Rates** \$3,263.60

