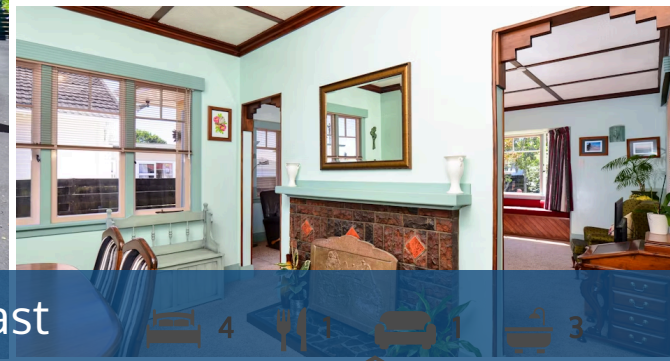




Sold



## 2 St Olpherts Avenue, Hamilton East

4 bedrooms, 1 bathroom, 1 car, 3 toilets



Superbly maintained central City Family Home with character features. Bargain Property - 2 for the price of 1. Separate self-contained Unit suitable for parent, University/High school student. Airbnb income. PLUS 3 bedroom home with office/nursery. Family Bathroom and ensuite with separate dining room and a large sunny lounge leading onto a deck with spa pool and low maintenance garden. Recently renovated kitchen with innovative features. Walking distance to CBD, Innovation Park and Inland Port Development. Nearby bus routes to hospital and University. Excellent schools available with Hamilton Boys High School - 5 minute walk, and countdown supermarket 3 minutes away. Property suitable for development. Call Sam on 020 4038 1998 to book a viewing

Land area	814 m <sup>2</sup>
Floor size	219 m <sup>2</sup>
Rateable value	\$960,000
Rates	\$3,466.00



Sam Taylor

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