



Sold



50B Trentham Road, Matangi



A relaxed rural ambience and the convenience of being just minutes from Hillcrest make this 1.01ha property hugely appealing. Designed for family living, the home's flowing layout contains large, high stud living spaces to cater for everyone's activities. A country-styled Peter Hay kitchen and wrap-around bullnose verandas speak volumes for indoor-outdoor entertaining and the amalgamation of internal and external spaces allows hosts to lay on big gatherings and family celebrations. Refurbishment in recent years, together with brand new appointments, ensure quality and comfort at every turn. The two bathrooms are newly upgraded, and the concrete driveway is new. The incorporation of central heating and cooling makes an enormous difference to the internal environment, and the LED lighting is a power saver. Recent installation of a home automation system, gives you the ability to control your lighting, heat pump, garage doors, sound system, TV's, and view your security cameras via Wi-Fi, whether at home or away. Active and quiet areas are carefully balanced. The master suite is thoughtfully separated from the main bedrooms and the spacious study could serve as a fifth bedroom if needed. All bedrooms enjoy picturesque outlooks. Delivering all-season comfort, the luxury of an outdoor spa and the aesthetics of a stream-bordered gully, the property promises endless enjoyment. It is tucked down a private lane in tranquil surroundings close to Ruakura industries and country eateries, Hillcrest schools, and the expressway. School buses service the area. For an information pack copy and paste the below link on your web browser

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|----------------|--------------------|
| Land area | 1.1 m ² |
| Floor size | 259 m ² |
| Rateable value | \$1,340,000 |
| Rates | \$4,505.00 |



<https://www.propertyfiles.co.nz/property/692090003>



Babak Paymani

☎ 07 855 0550

📱 027 405 1416

✉ babak.paymani@lugtons.co.nz