



## 5 Unity Lane, Melville



Sold



A solid and sunny brick stand-alone presenting a perfect entry point for those looking to buy their very first home where private laneway location lies in handy proximity to amenities and all-age education. Traditionally formatted featuring three bedrooms, single bathroom/separate toilet and kitchen/dining with new extractor fan and dishwasher and a lounge stepping to covered decking set on a compact and easily kept section. Heat-pump, fireplace and ventilation kept it homely and healthy supported by a good alignment for plenty of natural light and sun. Definitely needing an update but easy to see the massive potential with timber floors, doors and joinery that would revive to magic effect while plenty of utility sheds offer practical storage solutions. Primely positioned for families in zone for primary, intermediate and secondary schools, handy to the hospital and a 6km commute to the CBD. A character-filled home with a warm heart offering a younger family a great opportunity to get their start - call Jack for viewing arrangements. For an information pack, copy and paste the below link on your web browser:

<https://propertyfiles.co.nz/property/612600001>



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|----------------|------------|
| Rateable value | \$385,000  |
| Rates          | \$2,435.54 |



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