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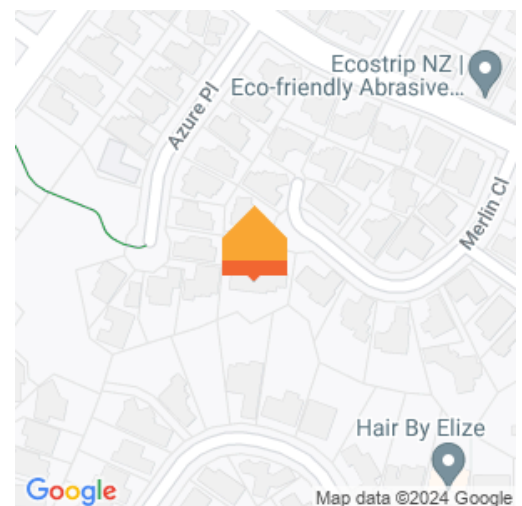


19 Merlin Close, Huntington

Merlin was a famous wizard, and it can only be magic that a 399m² house on a large gully section could have been constructed in this quiet family friendly cul de sac. Designed by Lakeside Architecture, built by RPS homes in 2005 and spread over two levels you will find 5 double bedrooms, multiple living areas and garaging to match. Your master suite is conveniently located and contains a walk in robe, ensuite and step out to the spa over looking the gully. While the section size might be daunting, don't be concerned that all your weekends will be tending to the gardens, this is surprisingly low maintenance. Fully fenced, innovatively and formatted with the larger/blended family in mind. From the imposing, soaring front entrance to the rear deck every aspect of this stunning home is sure to impress with plenty of room for family and overnight guests. Double wall ovens in the large kitchen is sited for sociability while formal or casual hospitality excels through multi-space dining and lounging areas. Ample room sizes with large bathrooms perfectly suit active lifestyles. Huntington remains one of Hamilton's most popular suburbs, easy access to the ring road, the new expressway, high decile schooling, Greenhill shops, Rototuna town centre and Chartwell shopping. Bus stops are a short walk to the end of the street.

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Land area	1180 m ²
Floor size	395 m ²
Rateable value	\$1,210,000
Rates	\$5,582.00



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