Lugtons

Your home is worth more with Lugton's

62 Queens Avenue, Frankton

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Merging a modern living environment with an iconic railway cottage look, your double glazed home lies in unique Queen's Park on the fringe of the CBD. This special village-concept housing estate emerged in 2013 and gained recognition for authentically reflecting Hamilton's historic railway era. Low fences and garages at the rear. Your three bedroom home is well suited to a lock-up-and-leave lifestyle and is hugely appealing to buyers seeking a central location, easy access to lifestyle attractions and minimal maintenance. The superb central location means you can leave your car in the double internal access garage and walk into town to shop, dine and party. Interiors deliver open plan living, double bedrooms and a modern bathroom. Living spills outdoors onto a sunny private entertainment deck, which encourages summer relaxation. Your engineered stone kitchen has a Smeg oven, soft close cabinetry and a dine-at island. A heat pump ensures a comfortable living environment all year round. Queen's Park appeals to a wide buyers' market, ranging from young families to professionals and retirees. The area is much favoured for its proximity to the CBD, Lake Rotoroa, Waikato Hospital, sports grounds and Frankton. You can walk or run the popular lake circuit of a morning and amble to your favourite cafe at the weekend.

Land area	325 m²
Floor size	130 m²
Rates	$2,739.27

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