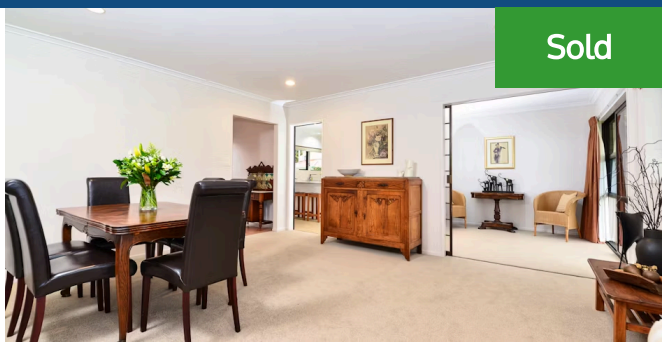
Lugtons

Your home is worth more with Lugton's







32 Arcus Street, St Andrews

Set your GPS for 32 Arcus Street - its a hidden gem, and a very rare sought after spot - Compelling viewing if ever there was. Once you enter, you'll know why the owners are reluctantly selling, they believe you will love this opportunity to live overlooking the St Andrews Fairway. A golfers dream - walk to golf, watch golf, socialise at golf, perfect your golf swing - right at your doorstep. . . its all yours to enjoy. Lets step you through the home for a minute. . . as soon as you enter you'll notice the brand new carpet, the updated decor, the luxury of modern kitchen and bathrooms. . . and the expansive views over the Green. With 3 good sized bedrooms, 2 lounges (or an office), double internal access garage, good storage and the convenience of heatpump/airconditioning - its all here. When the owners viewed their home back in 2007 they sat down and just loved the beautiful view. They knew the location worked well for being close to so many important spots - Doctors, Chemist, Pools, The Base, and River Walks. If you require parking for a boat or campervan/caravan. . . would you believe it. . yes theres plenty of space here. Maybe you would love a "lock-up and leave" scenario? This would fit your lifestyle perfectly. Its dry, warm, you'll feel safe, plus its great for family gatherings - at Xmas you can spill out onto the grass and have fun. Did I mention that the owners will throw in the electric lawnmower? How easier and relaxing can life get? Auction date is set for Wednesday 26th September - make sure you're the one holding the SOLD sticker. Call Lisa Sigley on 021722281 to view first.

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Floor size	180 m²
Rateable value	$550,000
Rates	$3,687.00





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