



Sold



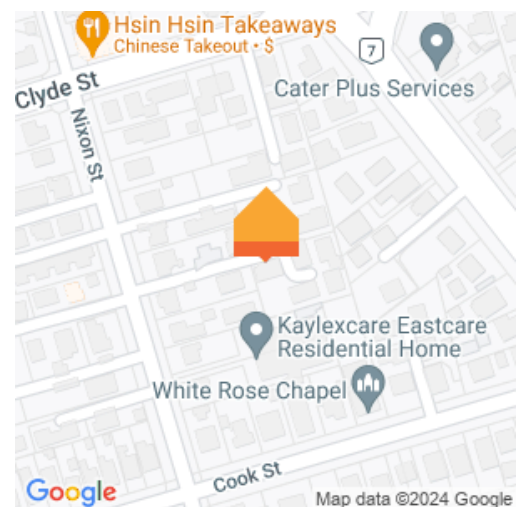
5/204 Nixon Street, Hamilton East

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This townhouse comes with a warm sense of community and the convenience of living centrally. Hamilton East amenities are walking distance. It lies in an enclave of similar units and has extra garden space to enjoy. Built in the 1980's, this cosy nest was designed with comfort and ease in mind. Ceiling and wall insulation, plus a heat pump, keep the interior snug in winter and ambient through all seasons. A sliding door in the light-filled dining area opens to a sun-dappled patio and gentle summer breeze. The kitchen is a functional space with everything in fingertip reach. Bedrooms are peaceful doubles served by a bathroom and separate toilet. The office at the rear of the internal access single garage provides a private space for work and hobbies. The laundry is separate. The backyard is a cultivated spot for relaxation, outdoor entertaining and pottering about. Gardens are established and the veggie patch is in a fenced enclosure. Well-maintained, the brick and tile home is a credit to the owner and appealing to a wide spectrum of buyers, particularly downsizers. Call Terry today to view this property or visit my personal website www.terryryan.co.nz to download any further information you require.

Rateable value

\$425,000



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