



Sold



## 31 Mataroa Crescent, Flagstaff

Spacious and bathed in sun, your custom-built residence is a contemporary haven that invites relaxed living and leisurely entertaining. A 3m high entrance provides a big warm welcome and soaring stud heights throughout create a light, airy feel. Your stylish modern residence was built by C Homes Ltd, a company that has made its mark in Rototuna North. It is thoughtfully configured, has expansive decking for an immersive indoor-outdoor lifestyle, and comes with the balance of a 10-year builder's warranty. Ideal for an active family, the layout encourages everyone to come together in the open plan environment to enjoy meals and conversation. The separate lounge is a fabulous break-out space for entertaining or kicking back and enjoying a movie. When quiet time is needed, there is an assemblage of bedroom retreats, including a well-positioned master suite that opens onto the deck. Your sun-lover home possesses all the must-haves for today's living, including heat pumps, infinity gas hot water and double glazing. The grounds are secured by high quality PVC fencing and the all-over emphasis is on low maintenance living to ensure your weekends are your own.

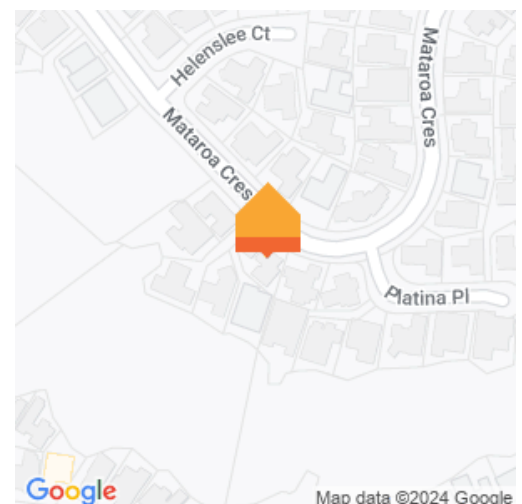


Land area	680 m <sup>2</sup>
Floor size	253 m <sup>2</sup>
Rateable value	\$930,000
Rates	\$4,213.52



### Wei Sen Chow

 07 838 3800  
 027 455 4477  
 [weisen.chow@lugtons.co.nz](mailto:weisen.chow@lugtons.co.nz)  
 <https://www.weisenchow.co.nz/>



### Richard Hartles

 07 838 3800  
 027 3693 001  
 [richard.hartles@lugtons.co.nz](mailto:richard.hartles@lugtons.co.nz)  
 <https://www.weisenchow.co.nz/>