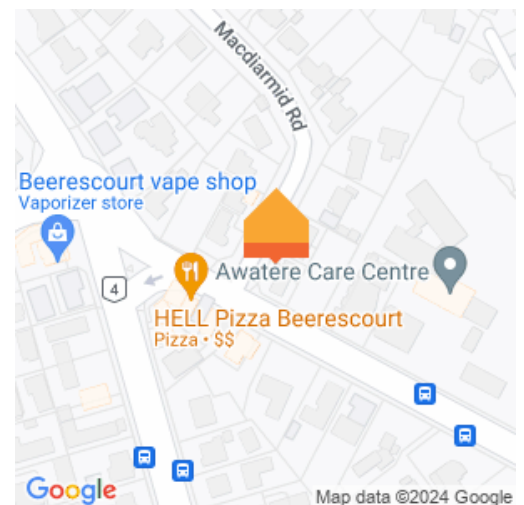


📍 2B Macdiarmid Road, Beerscourt

🛏 3 🚗 1 🚢 2 🏠

Experience unparalleled townhouse living in this exquisite three-bedroom residence, meticulously crafted and impeccably finished to the highest standards. Boasting all the features expected of a property of this caliber, the well-appointed kitchen is a culinary delight, complete with a ceramic hob, island sink, dishwasher, rangehood, dual pantries, and ample storage with soft-closing doors and drawers. The seamlessly flowing living area offers superb indoor-outdoor integration, capturing abundant natural light throughout the day. Whether it's a morning coffee on the or an evening barbecue, residents can savor the joys of outdoor living right at home. A convenient downstairs guest toilet and a carpeted garage with courtyard access enhance the functionality of the home. Upstairs, discover a tranquil haven with all bedrooms positioned, alongside a luxurious full bathroom featuring a bath, while the master suite enjoys the privilege of a spacious ensuite. Situated on its own fully fenced freehold section, this residence offers privacy and security complete with the remote controlled security gate across the driveway. Enjoy the proximity to the picturesque Waikato river, offering a plethora of walking and cycling tracks, while also relishing the convenience of being within walking distance to the CBD and close to the Base shopping precinct.

Land area	218 m ²
Floor size	139 m ²
Rateable value	\$900,000
Rates	\$3,652.00



Paula Wenham

☎ 07 838 3800
 📱 021 416 715
 ✉ paula.wenham@lugtons.co.nz



Dave Wenham

☎ 07 838 3800
 📱 021 269 5063
 ✉ dave.wenham@lugtons.co.nz