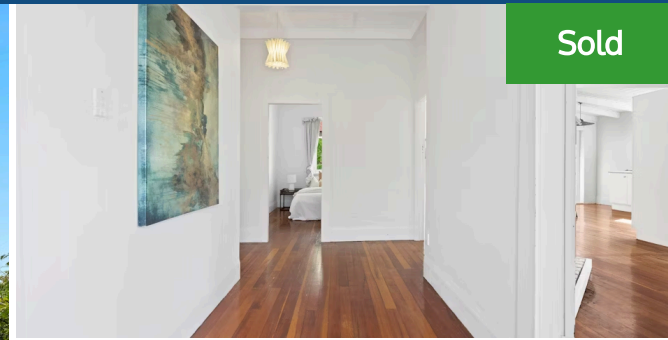
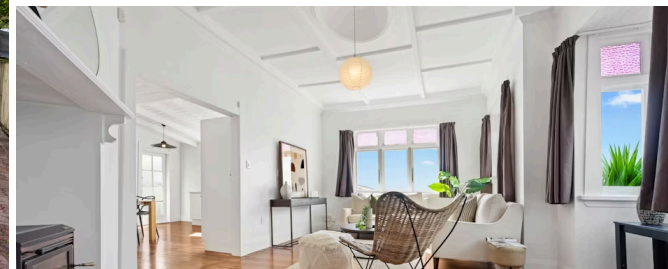




📍 46B Ellicott Road, Nawton



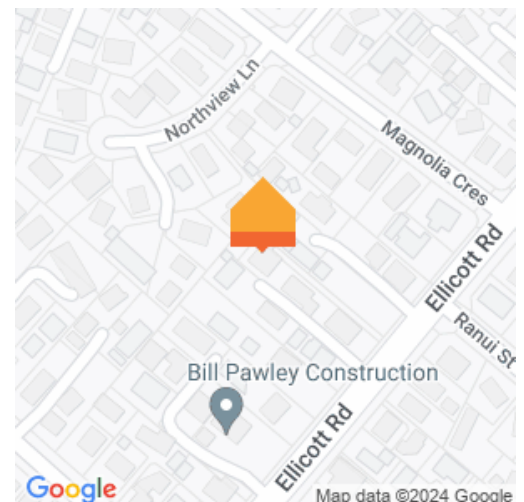
Sold



3 2 1

Brimming with charm and appeal this outstanding three-bedroom villa boasts all the comforts of today and the style and glamour of yesteryear. The attention to detail is inspiring with lovely intricate ceilings, doorways, and doors all as originally crafted. The property's location provides an easy commute to Te Rapa, The Base and expressways and zoned for Aberdeen Primary School. The cozy lounge area with a fireplace creates a comfortable and relaxing ambiance, while the natural light, high ceilings, and wooden floors throughout add to the charm and character of the space. The open-plan kitchen and living area provides a seamless flow to the outdoor deck, a wonderful addition to enjoy the outdoors. Three great sized bedrooms, family bathroom and the laundry features a separate toilet. The external rumpus room is a fantastic addition that can be used in a variety of ways, such as a home office, living space, or teenage retreat. It offers a flexible space that can adapt to the needs and lifestyle of the new owners. The grassed lawns would be an excellent space for children to play, while the double carport and ample off-street parking could offer plenty of room for multiple vehicles.

Floor size	160 m ²
Rateable value	790000
Rates	\$3,143.00



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