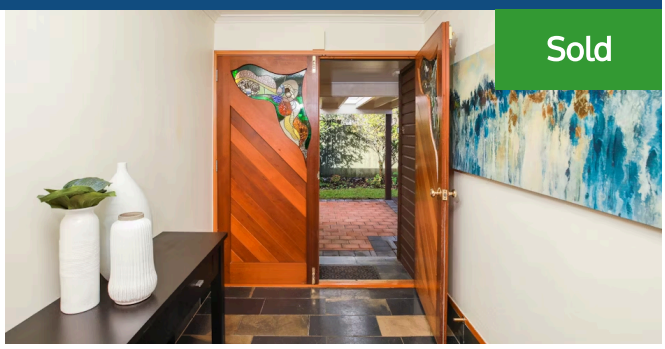
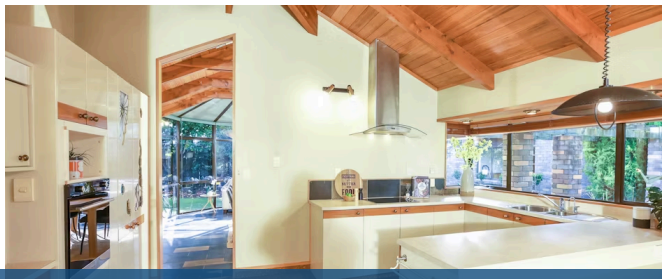
Lugtons

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Sold



27 Clarkin Road, Chartwell

Tucked discretely down a driveway, this large family home rests in a peaceful elevated position, in the tranquility of a serene backdrop and natural surrounds. Privately set on 1600sqm (approx.) of exclusive land with 900sqm flat and 700sqm of gully (approx.). This home has so much to offer and must be seen to grasp this exceptional opportunity. Multiple living options graced with high stud ceilings extending to the outdoor areas. Large open plan kitchen and sitting area adjacent, dining room plus a separate lounge. There is a peaceful outlook from every window. Parents will enjoy the space offered by the master bedroom with a walk-in-robe, window seat, ensuite and access to the outdoors. There are two additional bedrooms and a family bathroom with a stunning stained-glass feature window. North facing lawns and the lush leafy environment encourage outdoor living with plenty of room to entertain friends and family. The external sleepout with its own ensuite could be utilized as teenager retreat, home office or space for relatives and visitors to stay. Parking options include the 3 car garage with mechanics pit ideal for the car enthusiast, carport and additional driveway parking. Location is everything bordering Waikato Diocesan School for girls and Woodstock Primary nearby. Take a stroll along the Waikato River, enjoy a coffee at French Tart Cafe, or take a short drive to the CBD or Chartwell Westfield Shopping Centre. For open homes please find on street parking and walk up the lane.

4 1 2 3

Floor size	261 m²
Rateable value	$870,000
Rates	$4,278.00





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