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18 Woodridge Drive, Flagstaff

Optimising a sunny site in a desired Flagstaff location, this modern family home delivers relaxed living in an easy-care environment. The spacious and connected casual living and dining areas are positioned off a central kitchen, and enhanced by a private courtyard which promotes a congenial alfresco lifestyle conducive to effortless entertaining. The kitchen features a large walk-in pantry, gas hob and central island. A separate lounge, spilling onto the courtyard, complements the light-filled activity hub set under a high stud ceiling. There is peaceful separation between recreation and sleep zones in a single level layout that encompasses four double bedrooms. The master comes with the full offering of ensuite and walk-in robe, as well as courtyard connection. Both bathrooms are tiled and gas hot water is in continual supply. A bright, airy ambience pervades the well-presented home, which has certified insulation and double garaging. Woodridge Drive has become a favoured location for families looking to reside in an area renowned for its excellent school zones and accessibility to major transport routes. Te Huia Drive Reserve, a gully network and Waikato River are walking distance for leisurely family outings. And with the proposed new multi-million dollar mixed-use town centre and community facilities soon to burgeon in the north-east, this property is in the right spot to take advantage of the emerging development.

Land area	620 m²
Floor size	211 m²
Rateable value	$630,000

