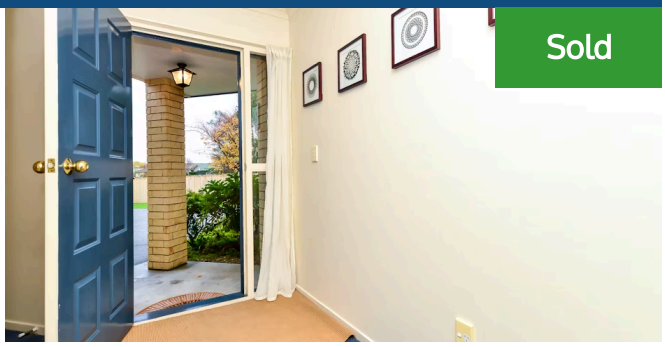
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Sold



21 Ernest Road, Fairview Downs

3 2 2

Positioned on a tidy 803sqm parcel of land that is fully fenced for children and pets, this easy-care brick home is a perfect family starter or downsizer in a central location. It is ideal for a family requiring two separate living areas, three double sized bedrooms, and two bathrooms including an ensuite. The kitchen and dining zone is a social open plan environment where the family can gather, share meals and converse. A woodburner in the family living area creates a warm toasty environment over winter. There is a heat pump for added comfort. A slider feeds out to the fully fenced backyard and sheltered entertainment courtyard for effortless in-outdoor living. The thoughtfully laid out interiors give adults and children plenty of space to spread and enjoy their own quiet spot. The laundry is tucked neatly away in the double internal access garage. Kids have spacious outdoor play areas to run about and let off steam. The secure backyard is compartmentalised to accommodate a dog and raised veggie gardens. Fruit trees are established and visitors have plenty of on-site parking. Fairview Downs is a go-ahead area adjoining the emerging Ruakura Inland Port and Logistics Centre. The University of Waikato and Innovation Park are close, and the new Greenhill Park precinct is handy. Bike tracks provide safe passage for cyclists and commuters are moments from Wairere Expressway.

Land area	803 m²
Floor size	170 m²
Rateable value	$610,000
Rates	$2,373.70





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