



Sold



9 Roseburg Street, Fairfield



Proudly presented to you by Nick Earney & Ryan Togia - Lugtons Real Estate.
First home buyers looking to make a start or their mark should look no further!

Nestled at the end of a quiet cul-de-sac, this blank canvas awaits a make-over by its new owner. Sitting on a generous 688m² freehold section and with three generously sized bedrooms, a separate toilet and bathroom plus a spacious garage on offer, this property will suit young families with a vision, DIYers & renovators or a flatting setup. With off street parking available, there is no need to fight over the garage!

The outdoor section is low maintenance and the garden shed will keep the tools out of sight. Casual gardeners through to experienced green thumbs will be excited by the potential to plant. If it's all about location for you, this home has definitely got that box ticked! Just a zip or a flash to Davies Corner or the Chartwell Shopping Centre. Zoned for Fairfield Primary and Intermediate. You'll find all the outdoor fun you can handle with the Waikato River walk trail and Porritt Stadium handy to home.

Land area	688 m ²
Floor size	122 m ²
Rateable value	740000
Rates	\$2,995.00



Nick Earney

☎ 07 838 3800
📱 022 402 4902
✉ nick.earney@lugtons.co.nz



Ryan Togia

☎ 07 855 0550
📱 022 596 3938
✉ ryan.togia@lugtons.co.nz