



## 📍 87 Silverdale Road, Silverdale

A blank canvas for a contemporary revamp, this first time offered original home is situated in a family friendly area just moments from local conveniences. Zoned for excellent schools including Hillcrest Normal School, Hillcrest High School and Berkley Normal Middle School and within close proximity to Waikato University, public transport and the Waikato expressway for easy commute in and out of the City. The home consists of 2 bedrooms, original bathroom, large living area and the combined kitchen and dining area. Sunny front porch, double garage plus extra parking space and the grassed backyard is perfect for the kids to play. This original home has great potential to add your vision and offers the ideal opportunity for first home buyers and investors alike.



<b>Land area</b>	419 m <sup>2</sup>
<b>Rateable value</b>	\$455,000
<b>Rates</b>	\$2,522.04



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