



📍 740 River Road, Chartwell



In a prized central area, strategically positioned between Waikato Diocesan School and Days Park, the location of this brick and tile home ensures huge family appeal. A range of popular schools, including Woodstock Primary, lie in the area, shops, dog-friendly park, and river are walking distance, and retail precincts, CBD, and arterial networks are close. Immediately available, the vacant home is tidy and the grounds are trim-kept, with large cobbled courtyards front and back, brick paving and generous off-street parking. A single carport lies at the end of the drive. Fully fenced and gated, the section offers a good sense of safety to families with young children and pets. Indoors presents three decent-sized bedrooms, a family bathroom, separate toilet and laundry rooms, and a light-filled lounge opening off the open plan dining and kitchen area via French doors. Good airflow is achieved through doors opening off both ends of the kitchen-dining zone. Appliances are readily on hand in the timber kitchen and wooden flooring adds lustre and practicality. Hot water and hob are on gas. Three heat pumps keep everyone snug and warm, and an older style ventilation system maintains a dry interior.

Floor size

130 m²

Rates

\$3,316.57



Jack Ramasamy

📞 07 853 0013

📱 021 229 9779

✉️ jack.ramasamy@lugtons.co.nz

🌐 <http://www.teamjack.co.nz>



Brooke Devcich

📞 07 853 0013

📱 027 307 8880

✉️ brooke.devcich@lugtons.co.nz