



## 2D Riro Street, Hamilton East

4 bedrooms 1 car 2 bathrooms

This well packaged central townhouse offers the irresistible opportunity to live near the CBD, river and beautiful parks. It delivers a dynamic inner-city lifestyle edge that is both quiet and private. Spread over three levels and encompassing a floor area of over 180sqm, the apartment has 4 bedrooms distributed throughout. There is double internal garaging and a laundry at ground level, two recently refurbished bathrooms, and open plan living spilling onto a private deck with a screen of native bush. The alfresco serves as a sunny outdoors'room' for entertaining and extended living. Optional gas heating, gas cooking and water plus insulation deliver comfort and convenience. Decor is on trend and the apartment comes to market in excellent condition. It lies in zone for Hamilton Boys' and Hamilton Girls' High schools, and is in easy reach of all levels of education, from pre-school to university. But it's the location that is the real clincher. From here you can meander the river trails, stroll to local shops and eateries, or walk into town to enjoy the night-life and city vibe.

**Rateable value** \$660,000  
**Rates** \$3,350.00



**Graeme Rowe - Branch Manager**

☎ 07 838 3800

📱 0274 433 156

✉ [graeme.rowe@lugtons.co.nz](mailto:graeme.rowe@lugtons.co.nz)