Lugtons

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111 Dominion Road, Nawton

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A great little starter package, this tidy home is a perfect first step up on the property ladder. Neatly presented and on a good sized section with single car garaging, it has great appeal to first-home buyers and investors wanting to boost their portfolio. Interiors deliver open plan living under a high pitched ceiling, two double bedrooms, and a well-contained bathroom, toilet and laundry area. A sliding door in the living zone opens to the front verandah and a wide streetscape outlook extending down Lloyd Street. There are the year round comforts of a heat pump and ceiling fan and good sun exposure for natural warmth. Plenty of flat lawn area allows the kids to run about outdoors and let off steam. Extra energy can be run off in nearby Dominion Park which has big open spaces and a destination playground. The area is family-friendly and popular with Te Rapa and north Hamilton workers. Playcentre, schools, shops, medical and major commuter routes are handy. Bus stops are dotted throughout. As Hamilton first home-buying options become increasingly scarce, this sale presents a brilliant window of opportunity.

Land area	660 m²
Floor size	94 m²
Rateable value	$385,000
Rates	$2,177.00





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