



7 Claymore Place, Flagstaff



Sold



4 bedrooms 2 cars 2 bathrooms

Rarely does a property in the Claymore cul-de-sac come to market, which says a lot about the tightly held Flagstaff neighborhood, its friendliness and location. Your home has the winning combination of positioning and pristine presentation. Its brick and tile construction, groomed section, and well-maintained interior assure great buyer confidence. Spread over an easy-flowing single level footprint, the layout has everything a family needs. Space is used efficiently, and comfort is provided by a heat pump, underfloor heating in the retiled bathroom, and a ventilation system. Brightened by a solatube skylight, your well-lit kitchen not only makes food preparation a breeze, its central design connects cooks with the comings and goings of family life. Your lounge and open plan living zone bookend the kitchen, which boasts upgraded bench tops, oven and hub, and has a view out to the covered and recently tiled patio. Excellent connectivity between internal and external spaces is conducive to relaxed living and entertaining. Summer days will be spent outdoors enjoying the alfresco aspects enhanced by bird song coming from the bordering reserve. The restful green backdrop and bird song create a back-to-nature vibe which is a true delight in an urban setting.

Land area 835 m²
Floor size 178 m²
Rates \$3,570.66



Wei Sen Chow

☎ 07 838 3800
 📱 027 455 4477
 ✉ weisen.chow@lugtons.co.nz
 🌐 <https://www.weisenchow.co.nz/>



Richard Hartles

☎ 07 838 3800
 📱 027 3693 001
 ✉ richard.hartles@lugtons.co.nz
 🌐 <https://www.weisenchow.co.nz/>