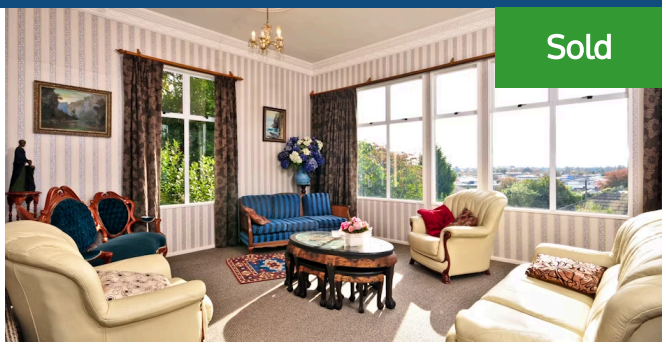
Lugtons

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40 Marama Street, Frankton

On an elevated site in a quiet cul-de-sac this home sits grandly on a 1009m2 section, the perfect find for families, savvy investors and those looking to take their first steps up the property ladder. The location is superb, with the quiet cul-de-sac providing peace of mind but the close proximity to a host of amenities ensuring you're never far from the action. A unique home spread over three levels extended over the years to accommodate the growing family. The home offers two separate living areas, dining, conservatory and two bathrooms with the master bedroom with attached study/nursery on the top floor with views out to the hills and with some views of the Hamilton Lake. Two more double bedrooms downstairs with the second living that would make a great teenagers retreat, while the main living area offers generous family living with step down lounge, high ceiling and large picture windows highlighting the stunning city and mountain views, positioned perfectly for the afternoon sun. A home that loves a crowd, an established section with Boys and Girls High School zoning it would be hard to find a better family environment this close to the city. With our owners wanting to downsize, they are determined to achieve a result on, if not before, auction day, interested parties are advised to act quickly. Contact me to make a time for your private viewing or for more information.

3 2 2

Land area	1009 m²
Floor size	260 m²





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