



## 6 Walsh Street, Forest Lake



This Auction has been put back a week due to Covid and is subject to change again if Hamilton remains at Alert Level 4. Here's an affordable opportunity to Nest, or Restore and Refurbish, or Demolish and Develop. Positioned on a 470m2 road front freehold section in the popular Forest Lake, handy to local shops, schools, parks and an easy commute to the CBD and Te Rapa. For the First Home Buyer, DIYER or BUILDER -

4  1  1  2 

Land area

470 m<sup>2</sup>

Rates

\$2,882.63

This 4 bedroom, 2 bathroom property is in need of some tender loving care, but has serious scope to add value with it's 140m2 (approx. ) floor plan. For the DEVELOPER -

Sits on a flat easy care section and zoned "residential medium" this is an ideal opportunity to purchase and build an up market duplex. Insulation Certificate of Compliance available on request. Auction Wednesday 1st September at the Lugton's Central Office 1010 Victoria Street Hamilton



Why delay contact Dobbo or Sharon Dobson today

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