



📍 209A Ohaupo Road, Glenview



🛏 3 🚗 2 🚿 1 🚗

Hamilton City Council have indicated large enough for a double duplex development. Or option 2 - retain the existing dwelling and subdivide the remaining. Both options would require Council approval. Laced with quirky and beguiling 1970s charm, this light, functional and character-filled family home is designed to entice and inspire. Lovingly nurtured by one careful family over the past 50-plus years, the immaculate property shows pride of ownership. Brick and cedar split-level construction give strength and definition, polished wooden floors add lustre, and swathes of glazing flood the interior with light. Full of ambience, the high sarked ceiling lounge steps down to an inviting space for family living made cosy in winter thanks to a wood burner. The second lounge gazes over the garden. A big emphasis is placed on indoor-outdoor enjoyment, manifest through the effortless way the lounge areas and open-plan kitchen/dining zone open onto the deck. There is a second sunny deck, a separate laundry and three bedrooms quietly positioned away from the social zones. The home sits on a double basement garage with storage rooms and a second toilet. A high-stud double carport and ample parking are carved into the well-groomed 1252sqm landscape. The established gardens are trim-kept and the veggie patch is raised for ease of use. There's loads of space for kids to play, a friendly neighbourhood environment and Glenview shops nearby. Close to schools, parks and pools as well as Waikato Hospital, CBD and airport, the property has huge location gains. Contact Melissa Wilton today.

Land area	1252 m ²
Floor size	238 m ²
Rates	\$3,316.00



Melissa Wilton

📞 07 853 0013

📱 021 157 3459

✉ melissa.wilton@lugtons.co.nz