



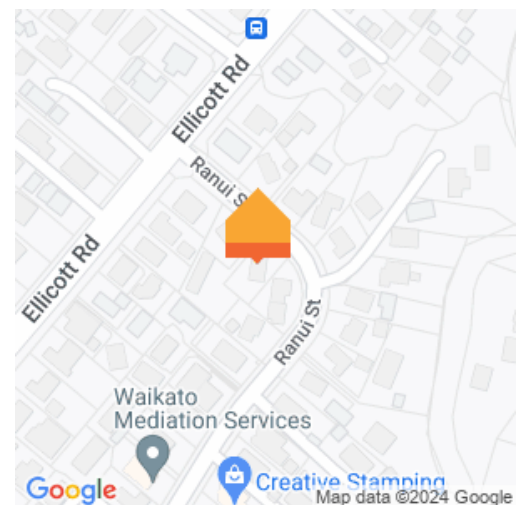
## 📍 69 Ranui Street, Dinsdale



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Nestled on a private 629sqm (approx. ) section, this expansive home offers an exceptional opportunity for large families or individuals aiming to supplement their income. Featuring a semi-self-contained unit that is currently generating rental income, move in and reap the benefits of this dual living option. Boasting an elevated position, the upstairs living area is flooded with natural light, featuring a gas heater and ceiling fan for year-round comfort. Extend your living space to the airy sunroom for an extra living space or ideal kids play area. Practical kitchen and dining area has room to enhance and add value with modern updates. Three carpeted bedrooms and the bathroom has been tastefully updated. Downstairs, the semi-self-contained unit is currently occupied by a fantastic tenant. This space includes an office utilized as a bedroom, living room, dining area, and laundry facilities within the bathroom. This is an outstanding opportunity for additional rental income, or larger families desiring more space. Fully fenced section, enjoy outdoor entertaining on the undercover patio or relax on the ample grassed lawns surrounded by established trees and gardens. A single garage with workshop space plus there is extra off-street parking. Conveniently situated with easy commute to Te Rapa and the CBD, this property is also in the sought-after zone for Aberdeen Primary School. Grab the opportunity for a lifestyle of comfort, convenience, and potential income!

Land area	630 m <sup>2</sup>
Floor size	205 m <sup>2</sup>
Rateable value	\$800,000
Rates	\$3,314.00



To download the property files please copy and paste the below link into your browser:

<https://www.propertyfiles.co.nz/property/69ranui>



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