



56 Wellington Street, Hamilton East

Zoned high residential! Don't delay doing your due diligence on this fab property situated in sought-after Hamilton East. Developing in this area would be extremely advantageous, being close to Hamilton East shops, the CBD and Waikato Hospital as well as having cafes and restaurants at your fingers tips. The cute but spacious 2 bedroom character home has been well maintained over the last 36 years by its current owners. Being predominantly double glazed with a heat pump, offers year-round comfort. Don't miss this opportunity, call Cassie today for further information. For an information pack copy and paste the below link on your web browser

<https://www.propertyfiles.co.nz/property/56wellingtonstreet>



Land area	569 m ²
Floor size	141 m ²
Rates	\$3,131.00

