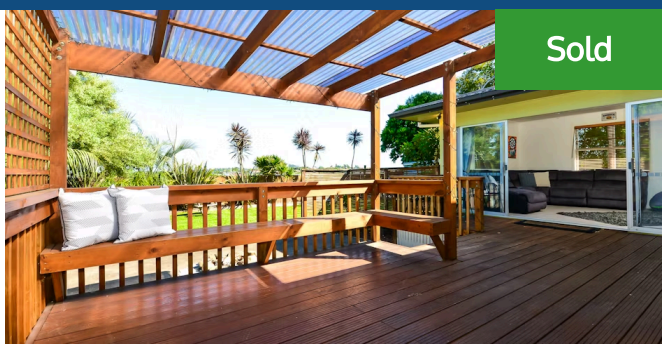
Lugtons

Your home is worth more with Lugton's





Sold



121 Baverstock Road, Nawton

3 2 1

Basking in northern sun and overlooking Waiwhakareke Natural Heritage Park and Horseshoe Lake, this warm family home has views forever. They simply can't be built out. But it's not just the elevated front deck, living area and bedrooms that frame a district outlook. The home's elevation also attracts views to the western skyline. Mt Pirongia and the Raglan ranges sit on the horizon. This well-presented painted brick home has optimal indoor-outdoor flow. There are alfrescos front and rear, including a covered deck for all-weather entertaining. Kitchen and dining are open concept, melding seamlessly with the lounge. Flooring is a mix of recently repolished native timber and new carpet. Creature comforts include a woodburner, heat pump, panel heaters and ceiling fans for good air distribution. The sun-kissed home, which sits on basement garaging with a work bench and utility room, is designed for effortless leisure. So much family life can be lived outdoors. The 954sqm section is secure for pets, provides ample space for kids to run about, facilities for fish filleting, lockable storage, and a parking area and separate access for a boat. The cubby house is a bonus for children. Lifestyle attractions abound in the area. New walkways have been created in the biodiverse park opposite, Hamilton Zoo is close and The Base is handy. Major transport routes nearby make city and inter-city commuting a breeze. VIEWINGS BY APPOINTMENT ONLY OVER THE CHRISTMAS PERIOD

Land area	954 m²
Floor size	184 m²
Rateable value	$610,000
Rates	$3,189.00

