



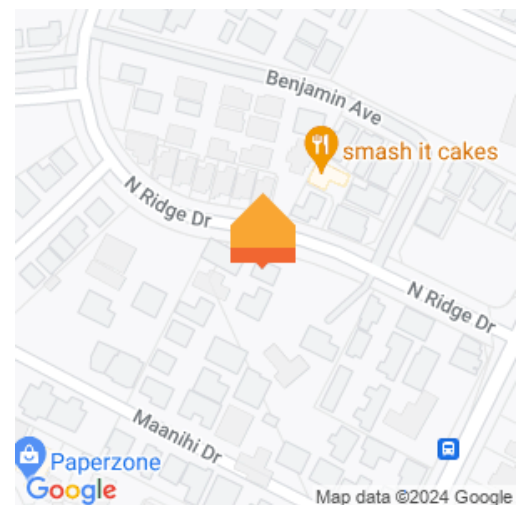
## 📍 1/11 North Ridge Drive, Rototuna North

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Welcome to 1/11 North Ridge Drive, Rototuna - Your Dream Home Awaits!

This contemporary gem, built in 2022, is a three-bedroom, two-bathroom haven with a single garage. Boasting a modern design and thoughtful features, this single-level residence promises comfort and style. With double glazing throughout, it ensures a cozy and energy-efficient environment. Situated in the heart of Rototuna North, this property is a stone's throw away from Rototuna Village. Enjoy the convenience of proximity to excellent amenities, shops, and dining options, including Countdown Rototuna, New World, Good Neighbour, and more. It's not just a house; it's a lifestyle. The master bedroom is a retreat with a view, featuring an ensuite for your convenience. Experience the luxury of a private sanctuary within the comforts of your home. Perfect for families, this home falls within the coveted zones of Rototuna Junior and Senior High Schools, Rototuna Primary School, and Te Totara Primary School. Education options abound, making it an ideal location for families seeking quality schooling. Don't miss the opportunity to make this house your home or next investment. Babak or Tom are ready to assist you.

Land area	242 m <sup>2</sup>
Floor size	105 m <sup>2</sup>
Rateable value	\$840,000
Rates	\$3,441.00



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