

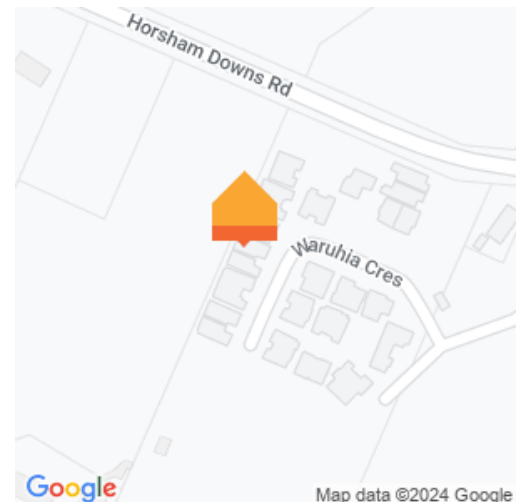


## 41 Waruhia Crescent, Rototuna North



Designed with ultimate functionality in mind, your modern, double glazed home makes low maintenance living look good. The home's contemporary attitude is revealed through its stylish interior and largely brick construction that gives strength and definition. Step indoors and be welcomed by your entranceway that leads down to the open plan environment. Draw back the stacking slider door and invite the fresh air inside and relish the easy indoor-outdoor lifestyle. Enjoy family time the light-filled pavilion anchored by a crisp white kitchen with a gas hob, a wall oven, and entertainer's bench. Cooks have plenty of room to prepare meals and socialise. There is a good degree of separation between the master suite featuring your own ensuite and two double bedrooms serviced by the family bathroom. The laundry is neatly tucked at the rear of the single garage. Cupboards are in good supply; sun is an all-day companion, and an infinity gas system provides instant hot water. Your immaculate, low maintenance home is the perfect choice for buyers seeking a stress-free property. It sits on a manageable section within a family friendly cul-de-sac. Shops, gym, restaurants, cafe, medical services, and main arterial networks are oh-so handy.

Land area	250 m <sup>2</sup>
Floor size	109 m <sup>2</sup>



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