



Sold



📍 22 Beatty Street, Melville

Magic in Melville just a five minute walk to the hospital where you can unpack the options for living in or developing or if you can't decide straight away then keep the payday by retaining the existing tenants. Generally well-presented in solid brick with plenty of opportunity to improve and enhance both inside and out featuring three bedrooms (two without closets), single bathroom and open plan dining/lounge and covered patio supported by a tidy kitchen. Spacious and well-laid out over 142 squares on a fenced and gated 487sqm section with detached garage, level grassy lawns and gardens just 800m to the hospital, a five minute (off-peak) commute to the CBD, riverbank walks and The Hamilton Gardens. Cosy and comfy coming to market with scope for refreshing or a source of cash generation while you formulate plans and talk to the Council over options for a brand new build. Call 021 229 9779 or 0800TMJACK (865225) for viewing arrangements. For an information pack, copy and paste the below link on your web browser: <https://www.propertyfiles.co.nz/property/670220003>

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Land area	487 m <sup>2</sup>
Floor size	142 m <sup>2</sup>
Rates	\$2,503.53



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