



## Alexandra, 2 Royal Terrace

### PRIME POSITION & OUTLOOK

This well-appointed property offers a fantastic combination of space, storage and functionality, perfect for just one, two or families. Positioned on a prime corner section, it boasts ample off street parking, a workshop and an abundance of storage space in the basement single garage, complete with laundry area.

Upstairs, you step straight into a stunning new kitchen designed for modern living and equipped with everything you need. The adjacent dining area offers easy access to a spacious lawn, ideal for outdoor gatherings and kids play area. The living area provides a wonderful outlook, with a distinctive feature being the charming older-style front slanted window, adding character and charm to this space. Down the hallway, you'll find a very tidy bathroom and three tastefully redecorated bedrooms. The property also includes diesel radiators throughout, ensuring warmth and comfort in our cooler seasons.

Outside, enjoy the private and tranquil outdoor areas, perfect for unwinding or hosting friends. This is a home that balances convenience with comfort, hesitate and be too late.

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**For Sale**

Enquiries Over \$735,000

**View**

[ljhooker.co.nz/15HDGME](http://ljhooker.co.nz/15HDGME)

**Contact**

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**LJ Hooker Alexandra**  
**(03) 448 8888**

Central and Lakes Realty 2008 Ltd

**Disclaimer:** All information contained therein is gathered from relevant third parties sources.

We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

## More About this Property

<b>Property ID</b>	15HDGME
<b>Property Type</b>	House
<b>House Size</b>	160 m2
<b>Land Area</b>	795 m2
<b>Including</b>	Dishwasher

**Licensed Real Estate Agents (REAA2008)**

**Donna Bain 0275 815 353**

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