



217 Musselburgh Rise, Andersons Bay

"Lovely ol' Lady" with history and personality

Substantial larger family home, well constructed, tastefully renovated, well maintained and sitting in excellent elevated position conveniently close to the local high school, the Musselburgh shops and services, bus stops, supermarket, etc.. It is also easy to pop into town, go to the beach or down the Otago Peninsula. At the heart of the home on the ground floor is a huge lounge/living/dining room downstairs serviced from right beside by an equally impressive, well-appointed separate kitchen with a walk-in pantry. The lounge also opens through French doors to the beamed ceiling hall, the porch and through ranch-sliders to the private paved courtyard brilliant for relaxation, entertainment or children at play space. Also on ground floor are 5 bedrooms, 2 bathrooms, and 2 more separate toilets as well.

Upstairs are another bathroom, 2-3 bedrooms and a cute wee corridor to a 4th storage, dressing, hobby or children's playroom room. Also, a charming north-facing indoor outdoor porch off the main upstairs bedroom-a peaceful retreat to enjoy your morning coffee or a quiet evening. Outside is a pretty garden with hidden nooks, mature trees and fruit trees, and a decent garden shed. There is generous basement space too. Offering options and opportunity, With a rich history-including stints as a boarding house and part of a rest home-

7 3 2

FOR SALE
\$785,000

AGENTS

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AGENCY

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Wayne Graham Realty Ltd

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Interested parties must rely solely on their own enquiries.

LJ Hooker

this home is as unique as it is beautiful. And now you get the chance to own (Prior offers considered)
Viewings will both intrigue and impress-inspection highly recommended.

MORE DETAILS

Property ID 3QDWGDS
Property Type House
Land Area 847 m2
Licensed Real Estate Agents (REAA2008)

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