



Awapuni, 44 Rugby Street

SOLID STARTER GREAT GARAGING

This solid and well-maintained brick family home is full of natural light, featuring gorgeous Matai floors. The open-plan kitchen features a free-standing oven/gas cooktop and overlooks the dining area, seamlessly flowing into the separate lounge with the convenience of a heat pump for heating and cooling all year round.

Outside, you'll find a huge separate double garage (7m2 x6m2 approx.) and ample off-street parking on a large concrete area, all within a fenced secure 668m2 section. The property also boasts a developed fruit and herb gardens, perfect for the green thumbs in your family.

Three generous sized bedrooms adjacent to the Family bathroom with a separate toilet.

Entertain family and friends on the spacious balcony, enjoying the nearby amenities such as the new Woolworths, Parks, scenic river walkways, the racecourse and esplanade. This

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For Sale

Enquiries over \$519,000

View

ljhooker.co.nz/W7TGFB

Contact

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

LJ Hooker Palmerston North

(06) 358 9009

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home is conveniently located near bus routes to the CBD and Massey University, making it an ideal location for easy access to city life and education.

More About this Property

Property ID	W7TGFB
Property Type	House
House Size	109 m ²
Land Area	668 m ²
Licensed Real Estate Agents (REAA2008)	

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