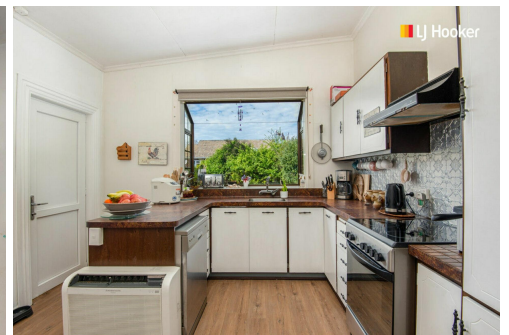




**SOLD**



## Balclutha, 187 Clyde Street

One of a Kind on Clyde!

Sitting on a generous 1,280 (+/-) sqm section with a charming 200 (+/-) sqm house, this four-bedroom, one-bathroom residence is a haven for those seeking the ideal family home.

From the moment you arrive, you will be greeted by automatic gates that grant access to this property. The double garage and off-street parking offer ample space for your vehicles, tools and toys.

Inside the house, you will find an open fireplace in the dining room, four heat pumps strategically placed throughout along with full insulation ensuring that you and your family can enjoy year-round comfort, regardless of the weather outside. Abundant windows flood the interior with natural light and warm sunshine, creating a bright and inviting atmosphere throughout the day.

Whether you're looking to upsize, relocate or enjoy a change of scenery, this conveniently located home could be just what you're looking for.



**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.

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**For Sale**

Enquiries Over \$395,000

**View**

[ljhooker.co.nz/6SFGEX](http://ljhooker.co.nz/6SFGEX)

**Contact**

**Luke MacDonald**

027 8650 864

[luke@ljhmosgiel.co.nz](mailto:luke@ljhmosgiel.co.nz)

**LJ Hooker Mosgiel**  
**(03) 489 6800**

Wayne Graham Realty Ltd

Come along and view at the open home or contact me today for more information!

## More About this Property

**Property ID** 6SFGEX

**Property Type** House

**Land Area** 1280 m<sup>2</sup>

**Licensed Real Estate Agents (REAA2008)**

### Luke MacDonald

Licensee | [luke@ljhmosgiel.co.nz](mailto:luke@ljhmosgiel.co.nz)

### LJ Hooker Mosgiel (03) 489 6800

Wayne Graham Realty Ltd

9 Factory Road, MOSGIEL 9024

[mosgiel.ljhooker.co.nz](http://mosgiel.ljhooker.co.nz) | [mosgiel@ljhmosgiel.co.nz](mailto:mosgiel@ljhmosgiel.co.nz)



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