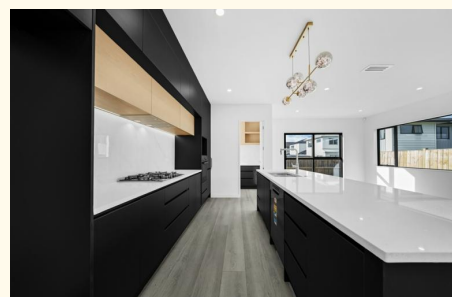







Image has been virtually staged



Image has been virtually staged



16 Gertrude Cole Road, Clarks Beach

4  3  4 

## Family Living with Space, Style & Convenience

Welcome to this beautifully crafted double-storey family home offering an exceptional combination of comfort, functionality, and modern design. Perfectly positioned in the sought-after Clarks Beach community, this residence provides generous spaces for family living and effortless entertaining.

Featuring four well sized bedrooms, including two master bedrooms with their own private ensuites, this home is ideal for extended family, guests, or multi-generational living. Upstairs also includes a shared bathroom and separate toilet, ensuring comfort for everyone.

The ground floor has been thoughtfully designed with everyday living in mind. Enjoy a separate lounge for quiet relaxation, along with a light-filled open plan living and dining area that flows seamlessly outdoors. The modern kitchen, complete with a walk-in scullery, offers excellent storage and preparation space - perfect for home chefs and busy families. A separate toilet downstairs adds further convenience, while the double internal access garage provides secure parking and additional storage.

### FEATURES

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.

### FOR SALE

Price by Negotiation

### VIEW

By Appointment

### AGENTS

Rocky Zhang  
021 683 383  
rocky@ljhsouth.co.nz

Lalit Ghaiee  
021 045 9490  
lalit@ljhsouth.co.nz

### AGENCY

LJ Hooker Southern Partners  
09 298 4000



- House Area : 213m2 (approx.)
- Land Area : 367m2 (approx.)
- Four bedrooms, including two master rooms with ensuites
- One shared bathroom, plus separate toilet upstairs
- Additional separate toilet downstairs
- Separate lounge plus open plan living and dining
- Modern kitchen with walk-in scullery
- Double internal access garage
- Easy-care section in a family-friendly neighbourhood

This stylish and spacious home offers exceptional value in one of Clarks Beach's most desirable areas. Don't miss out - Contact Rocky on 021 683 383 today to arrange your private viewing and secure this exceptional property.

## MORE DETAILS

Property ID	3AFJ19
Property Type	House
House Size	213 m2
Land Area	367 m2
Including	Toilets (4)
<b>Licensed Real Estate Agents (REAA2008)</b>	

### Rocky Zhang 021 683 383

Licensed Salesperson | rocky@ljhsouth.co.nz

### Lalit Ghaiee 021 045 9490

Licensed Salesperson | lalit@ljhsouth.co.nz

### LJ Hooker Southern Partners 09 298 4000

319 Great South Road, PAPA KURA NZ

southernpartners.ljhooker.co.nz | enquiries@ljhsouth.co.nz

