



## Claudeland, 224A Peachgrove Road

Seller's Move = Your New Home

This 2-bedroom brick unit on a corner site combines practical living with a prime location. Featuring an award-winning kitchen, a renovated bathroom with a separate toilet, and spacious bedrooms, this home is ready to impress. Enjoy year-round comfort with an HRV system and heat pump.

The fully fenced section provides privacy and security, while the single internal garage adds ease to your daily routine.

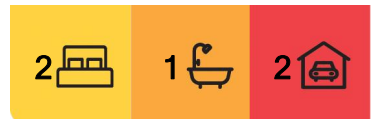
Located in the sought-after Boys' High School zone, this property is ideal for small families, downsizers, or investors.

Deadline Sale closes 1pm Wednesday 11th December 2024.

My seller is relocating, so this must sell - act now! To request the full information pack, or



**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.



**For Sale**  
Deadline Sale (Unless Sold Prior)

**View**  
Sat 30th Nov @ 11:00AM - 11:30AM

**Contact**  
**Kylie Johnston**  
027 228 2261  
kylie.johnston@ljhooker.co.nz

**LJ Hooker Hamilton City**  
**(07) 834 1161**  
Specialist Marketing Limited

to arrange a private viewing, contact Kylie on 027 228 2261.

## More About this Property

<b>Property ID</b>	KWHYU
<b>Property Type</b>	Unit
<b>House Size</b>	93 m <sup>2</sup>
<b>Licensed Real Estate Agents (REAA2008)</b>	

**Kylie Johnston 027 228 2261**  
Salesperson | [kylie.johnston@ljhooker.co.nz](mailto:kylie.johnston@ljhooker.co.nz)

**LJ Hooker Hamilton City (07) 834 1161**  
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