



124 Perth Street, Holmes Hill

SPACIOUS FAMILY HOME IN POPULAR PERTH STREET!

North facing and sun drenched, this family-sized home offers great internal space and a large backyard. To top it off, Awamoia Park is just across the road - an extended play area for the kids and their friends to go and let off steam.

According to the 2023 Census data, three-bedroom homes are the most common in New Zealand and make up the most significant proportion of homes, so when a four-bedroom home becomes available, an excellent opportunity for growing families is presented.

This is a split level home with a large family lounge and dining area upstairs at the front (overlooking Awamoia Park), and a modern open plan kitchen. A separate laundry is located behind the kitchen and is accessible to the backyard via external stairs. There are three bedrooms on the main level, with a fourth bedroom downstairs, which could also be utilised as a teenage retreat.

The bathroom is original with a separate toilet and, for convenience, there's a second toilet downstairs. Heating is via two heat pumps. Downstairs has been double glazed, with single glazing upstairs, and the walls and ceiling space are insulated. Well maintained inside and

4 1 2

FOR SALE

Buyer Enquiry Over \$559,000

VIEW

Sat 31st Jan @ 10:00AM - 10:30AM

AGENTS

Erin Kingan

021 02347401

erink@ljhoamaru.co.nz

AGENCY

LJ Hooker Oamaru

(03) 434 9014

Robertson Real Estate Limited

out, my vendor has recently replaced the carpet.

The large single basement garage also has storage space and is internally accessed. In addition, there is an off-street parking pad for a second vehicle or boat.

The backyard is essentially a blank canvas, yours to develop as you wish. A good sized garden shed and a decked area for your BBQ and outdoor entertaining, complete the picture.

Situated within the Fenwick Primary School zone, this property is also in close proximity to South Hill amenities, including a supermarket and a doctor's surgery, winter sports grounds, croquet and bowling clubs, and tennis courts - all at your fingertips!

Opportunities like this don't come along every day, so I'm expecting strong interest. Please pop along to an open home or give me a call to arrange a private viewing.

For Sale by Deadline closing at 4pm on Wednesday 17th December 2025, at LJ Hooker, 193 Thames Street, Oamaru (unless sold prior).

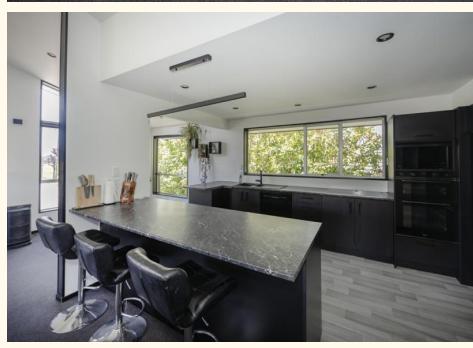
Buyer Enquiry Over \$559,000

Contact Erin Kingan at 021 0234 7401

MORE DETAILS

Property ID W43GF3
Property Type House
House Size 200 m²

Land Area 1012 m²
Licensed Real Estate Agents (REAA2008)



Erin Kingan 021 02347401
Property Consultant | erink@ljhoamaru.co.nz

LJ Hooker Oamaru (03) 434 9014
Robertson Real Estate Limited
193 Thames Street, OAMARU 9400
oamaru.ljhooker.co.nz | info@ljhoamaru.co.nz