



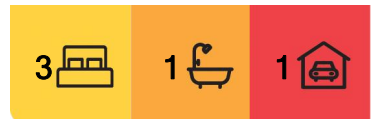
Holmes Hill, 128 Perth Street

RENOVATED & READY - YOUR IDEAL FAMILY HOME!

Check out this amazing property situated in a great South Hill location! Its recent renovations will impress those looking for a good-sized family home with minimal work to be done, perfect for those seeking comfort in a quiet, desirable location.

Built in 1965, this 120m² family home offers three double-size bedrooms, each with built-in wardrobes. The kitchen provides ample space for meal preparation, while the north-facing dining and separate living areas are perfectly positioned to soak up the sun all day long. Sliding doors from the dining area provide seamless access to the North-facing deck, creating the perfect indoor-outdoor flow for relaxing or entertaining in the sunshine.

With fresh interior and exterior repainting, the hard work has already been done. Recent renovations, including upgrades to the bathroom and separate toilet, add a fresh, modern touch, and the added convenience of a separate laundry enhances practicality. With 95% double glazing, a wood fire, heat pump, heat transfer kit, and updated underfloor



For Sale
Buyer Enquiry Over \$529,000

View
By Appointment

Contact
Wayne Fraser
027 406 8254
waynef@ljohnamaru.co.nz



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insulation, you're sure to stay cozy and warm year-round.

The well-fenced backyard is ideal for kids to play and pets to roam freely, while the easy-care garden and low-maintenance lawn ensure your weekends stay hassle-free. Vehicle storage is taken care of with tandem garaging, featuring a spacious utility room at the back, along with plenty of off-street parking.

This family home has everything on offer for comfortable living. It's perfect for the family looking for a quiet and private location, and with Awamoa park just across the road, offers endless opportunities for the kids to play on those warm summer days. With the Supermarket, School, Kindergartens and local shops all within easy walking distance, the car can be left at home.

Interest in this property will be high, so if you like what you see, don't delay! Call me today to get more details, schedule a private viewing, or come along to an open home, I'll see you there!

Buyer Enquiry Over \$529,000

Contact Wayne Fraser on 027 4068 254

More About this Property

Property ID	VQWGF3
Property Type	House
House Size	120 m2
Land Area	696 m2
Licensed Real Estate Agents (REAA2008)	

Wayne Fraser 027 406 8254

Property Consultant | waynef@ljhoamaru.co.nz

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