



## Kelvin Grove, 9 Angelina Way

LIKE SPACIOUS LIVING? COME TAKE A LOOK!

Now is the chance to buy a great family home in the Kelvin Grove area. Built in 2009, this home is situated in the bowl of a cul-de-sac - perfect for families.

### Property Features:

- Large lounge with ranch sliders leading to the garden
- Very spacious kitchen/dining room - heaps of room for the budding cooks
- Three double bedrooms
- Stay cozy through winter with the benefit of double glazing and 2 heat pumps
- A generous section allows plenty of room for a trampoline and all the toys
- Dual access bathroom with separate toilet and a second toilet
- Extra storage available via ladder access to the attic
- Spacious double garage with laundry
- Fully alarmed.



**For Sale**  
Enquiries Over \$749,000

**View**  
Sun 19th Jan @ 12:30PM - 1:00PM

**Contact**  
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**LJ Hooker Palmerston North**  
**(06) 358 9009**  
Manawatu (1994) Ltd

This great home is ideal for families looking to settle in a friendly neighbourhood. Within a short drive from Cornerstone School, New World and other shopping facilities.

Don't miss out on this opportunity to make this house your family home. Schedule a viewing today and let your family fall in love with it!

## More About this Property

<b>Property ID</b>	WDMGFB
<b>Property Type</b>	House
<b>House Size</b>	158 m <sup>2</sup>
<b>Land Area</b>	572 m <sup>2</sup>
<b>Licensed Real Estate Agents (REAA2008)</b>	

### Louise Allen 021 415 940

Residential Marketing Consultant | [louise.allen@xtra.co.nz](mailto:louise.allen@xtra.co.nz)

### Steve Allen 0274 994 607

Principal | [steve.allen@ljhookerpn.co.nz](mailto:steve.allen@ljhookerpn.co.nz)

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