



35 Aorangi Crescent, Lake Tekapo

4 3 2

## Taking it to Another Level: Lake Tekapo

**FOR SALE**  
Set Sale

### AGENTS

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### AGENCY

LJ Hooker Twizel  
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Mackenzie Country Real Estate

Commanding attention from its elevated position, this impressive two-storey residence offers space, versatility, and unforgettable views. Pristinely presented, the home boasts sought after views to the iconic church of the Good Shepherd with a backdrop of the shimmering turquoise waters of the ever-alluring Lake Tekapo with its impressively rugged mountain backdrop.

Capturing sweeping vistas, this property offers generous living over two levels. Spacious open-plan living flows to a sun-soaked deck - ideal for entertaining or simply soaking in the stunning surrounds. A gas fire along with a stairway heat pump provide ambience & warmth all year round. Two bedrooms, a bathroom and a separate laundry complete the lower level of this comfortably laid out home.

Upstairs, a second lounge delivers an elevated vantage point with even more breathtaking views. A generous north-facing balcony along with a smaller west-facing balcony are perfect locations to enjoy the majestic views. A spacious master bedroom with an ensuite completes the upper level.

Adding further appeal is a separate studio complete with ensuite -

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LJ Hooker

ideal for extended family, guests, home office or potential income opportunities - positioned alongside a double garage. A long drive ensures there is plenty of off-street parking.

The home, with low-maintenance cladding, is well-appointed on the large section with ample lawn at the rear offering exciting possibilities for future development or landscaping dreams.

Close to the village amenities & in a coveted medium density residential zone, this property presents an outstanding opportunity to secure a substantial home with flexibility, privacy, and endless potential! You are encouraged to contact local sales agent Steve Howes on 021 801 216 without delay. Viewing strictly by appointment only.

Experience this unique property through an interactive 3D Video Walkthrough: <https://virtualtour.mcre.co.nz/35a>

Deadline Sale closing 2pm Thursday 14 August 2025 [unless sold prior]

### **MORE DETAILS**

Property ID	E53H5T
Property Type	House
House Size	178 m <sup>2</sup>
Land Area	1012 m <sup>2</sup>
<b>Licensed Real Estate Agents (REAA2008)</b>	

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