



## Macandrew Bay, 23 Greenacres Street

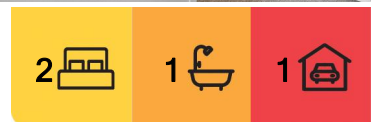
Charming.. in the Heart of Macandrew Bay

Auction Location: 63 Musselburgh Rise

"Karero Cottage" This much-loved and low-maintenance home offers a beautifully easy-care lifestyle nestled into one of the Peninsula's most sought-after communities. Bathed in natural light and surrounded by an enchanting garden, this sun-soaked haven is just a short stroll to the beach, local café, shops, school, and essential services. The scenic Harbourside walkway is practically on your doorstep-perfect for daily walks or leisurely bike rides.

Inside, you'll enjoy effortless indoor-outdoor flow from the dining and living areas to a sunny verandah and spacious courtyards-ideal for relaxing or entertaining. Follow the delightful garden path for a peaceful escape, Tuis and birdsong, or cross the bridge over a romantic creek that adds a whimsical touch to the backyard.

The home features internal access from the garage through a versatile office or guest bedroom space, leading to a smart open-plan kitchen, dining area, and comfortable



**Auction**  
Wed 10th Sep @ 5:30PM

**View**  
By Appointment

**Contact**  
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**LJ Hooker Dunedin**  
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Wayne Graham Realty Ltd

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lounge. Two double bedrooms and a modern bathroom complete the layout, all wrapped in light, bright, and tasteful décor.

This is a home where you'll truly feel the love-perfect for downsizers, retirement, or anyone seeking a lifestyle of ease and charm near the water. Prior offer considered so..

Early inspection is highly recommended-homes like this don't come along often!

## More About this Property

<b>Property ID</b>	3Q75GDS
<b>Property Type</b>	House
<b>Land Area</b>	788 m2
<b>Licensed Real Estate Agents (REAA2008)</b>	

**Paul Bernard 0274 376 929**

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