



9 Henry Street, Maori Hill

Unlock the Potential in Maori Hill

9 Henry Street, Maori Hill - Asking \$475,000

A rare opportunity to secure a charming two-bedroom home in one of Dunedin's most tightly held suburbs. Currently tenanted at \$420 per week, but vacant possession is available, offering immediate flexibility for investors or owner-occupiers to move in or redesign.

11 Henry Street, Maori Hill - Asking \$575,000

Just next door, this three-bedroom home is on a fixed-term tenancy returning \$480 per week, with a slightly larger layout and strong rental appeal.

One Home or Both - Options to Suit You

Individually, these homes make attractive investment or owner-occupier choices. Together, they create a standout development opportunity. The combined 937 m² site is zoned Residential Two under Dunedin City Council's Second Generation District Plan, supporting increased housing density. Concept plans and the site's potential for medium-density development are available for those looking to explore future possibilities.

Location That Delivers

Maori Hill is prized for its community atmosphere, top schools, and lifestyle convenience. Cafés, restaurants, Roslyn Village, and the city

2 1 0

FOR SALE

Negotiation

VIEW

By Appointment

AGENTS

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AGENCY

LJ Hooker Dunedin

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Wayne Graham Realty Ltd

All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

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centre are all within easy reach.

Secure 9 Henry Street today, or unlock the full potential with both properties. The choice is yours!

Set viewing times are available. Contact us to register your interest and for further information. Concept plans are ready for your review.

MORE DETAILS

Property ID 3QTRGDS
Property Type House
Land Area 460 m²
Licensed Real Estate Agents (REAA2008)

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