

## Marchwiell, 27 Kelvin Street

### Classic Brick Charm

Perfectly situated in a convenient location near St Joseph's Primary and Mountainview High School. Freshly updated with new carpet, curtains and paint, the property features two spacious bedrooms with built-in wardrobes, a spacious kitchen with modern appliances and a cozy separate lounge, with great indoor outdoor flow to a sunny patio. Adjoining the lounge is a bright and sunny sunroom, offering additional space to unwind.

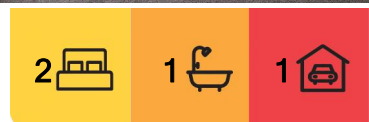
The bathroom includes a shower over bath, with the convenience of a separate toilet. Comfort is guaranteed year-round with a heat pump, keeping you warm in winter and cool in summer.

Outside, you'll find a single garage and a beautifully maintained section - ideal for easy living. Don't miss out on this well-presented property!

Features:



**Disclaimer:** 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.



**For Sale**  
Enquiries Over \$399,000

**View**  
[ljhooker.co.nz/15BNGTA](https://ljhooker.co.nz/15BNGTA)

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**LJ Hooker Timaru**  
**(03) 688 3029**  
Enting Real Estate Limited

- Heat pump
- Electric hot water
- Separate toilet
- Polished floors
- Single garage

Disclaimer:

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## More About this Property

<b>Property ID</b>	15BNGTA
<b>Property Type</b>	House
<b>House Size</b>	113 m2
<b>Land Area</b>	455 m2
<b>Including</b>	Toilets (1)
<b>Licensed Real Estate Agents (REAA2008)</b>	

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