



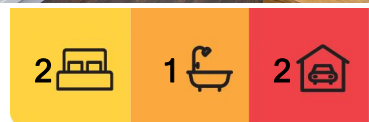
## Masterton, 12 Albert Street

### SUPER IMMACULATE WITH ULTIMATE GARAGING

This charming immaculate 1930's Bungalow showcases pride and joy within, having been lovingly renovated and upgraded throughout. Character features showcase this sweet two double bedroom home where native timbers feature!!

Open plan kitchen/dining boasts style and panache with fabulous storage for the culinary delights. Ample room for cooking up a storm to impress your visiting diners. Wide easy flow through to the spacious separate lounge where a log burner will keep you toasty warm next winter alongside full insulation - ceiling, walls and underfloor. Cosy ambience reflects through the gorgeous leadlight windows. Plenty of outdoor room for storing the firewood.

The family bathroom has had some lovely upgrades with tiling and rainforest showerhead. This sweet gem has been re-wired, re-roofed, re-plumbed and windows upgraded with extra glazing. Some big ticket items DONE!!



**For Sale**  
\$524,500

**View**  
[ljhooker.co.nz/YAKGES](http://ljhooker.co.nz/YAKGES)

**Contact**  
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**LJ Hooker Masterton**  
**(06) 378 8666**  
McHattie Realty Ltd MREINZ

In addition to all this, are you wanting a fabulous 8x7 modern double garage with workshop space and 2.7 stud for your high top vehicles OR create into your own mancave/studio/office... then you'll be WOWED with this one!! Also comes with a great laundry set up where storage is in abundance.

Great lock up and leave with easy care grounds. A few minutes stroll to Cafes, Supermarket, Restaurants and QE Park. Train Station within an easy commute and walking tracks.

It's now time for YOU to enjoy its treasures. First home buyers what's your budget? Possibly here's your chance to get on the property ladder with all the hard work done OR empty nesters wanting to downsize. Vendor on the move... call Karina now for your appointment to view!!

## More About this Property

<b>Property ID</b>	YAKGES
<b>Property Type</b>	House
<b>House Size</b>	90 m2
<b>Land Area</b>	445 m2
<b>Including</b>	Fully Fenced
<b>Licensed Real Estate Agents (REAA2008)</b>	

**Karina Rosemergy 027 636 4154**

Licensed Sales Specialist & Marketing Consultant |  
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