



Morrinsville, 45A Goodwin Avenue

Expected Rental Return \$460-\$480 per week!

Welcome to your new home - a delightful 3 bedroom duplex offering a perfect blend of comfort and convenience.

Whether you're a first-time buyer or an investor, this property is a fantastic opportunity you won't want to miss!

Consisting of 3x bedrooms providing ample space for a growing family or rental potential, at an affordable price.

Enjoy the freshness of a brand-new stove and plush carpeting throughout the home, adding a modern touch.

Your well-being is a priority! This property is Healthy Homes approved, ensuring a comfortable & safe living environment.



For Sale

\$449,000

View

[ljhooker.co.nz/FH2GEW](https://l.jhooker.co.nz/FH2GEW)

Contact

Julie Wood

021 815 192

jfarrell@ljhmo.co.nz



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.

LJ Hooker Morrinsville
(07) 889 8015

Central Waikato Realty Limited

You or your tenants will be cool & cozy year-round with a heat pump & Betta vent, providing efficient & effective heating options.

Spend more time enjoying your home & less time on maintenance. The property is designed for easy care & minimal upkeep. The quaint 501m2 fenced section adds privacy and security, creating a perfect space for children to play or entertaining guests. These excellent features makes for an attractive purchase. Don't miss out on the chance to own this neat & tidy home with modern upgrades.

Act now & make 45A Goodwin Ave your new address!

Call Julie to view today!

More About this Property

Property ID	FH2GEW
Property Type	House
House Size	95 m²
Land Area	501 m²
Licensed Real Estate Agents (REAA2008)	

Julie Wood 021 815 192

Residential Sales | jfarrell@ljhmo.co.nz

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