



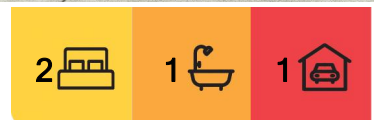
## Morrinsville, 95B Studholme Street

Lovingly Maintained & Move-In Ready

Nestled quietly off the street, this immaculate two-bedroom unit offers peace of mind, security, comfort & simplicity - an ideal option for downsizers or those seeking a low-maintenance lifestyle.

Freshly carpeted throughout & immaculately presented, the home offers two generous bedrooms, both with built-in wardrobes. The sunny open-plan kitchen, dining & lounge area is warm & inviting. The kitchen is well-equipped with a smooth-top oven, single-draw dishwasher, plenty of bench & cupboard space. The bathroom is a spacious wet room with a freestanding shower (complete with shower dome), vanity & toilet - ideal for accessibility. The home has double glazing throughout, a heat pump for year-round comfort, extra touches like security doors, security lighting & fly screens add to this properties appeal.

The section is extremely low maintenance the front offers a touch of greenery with welcoming gardens and a tidy lawn. All very manageable with minimal upkeep. A single



**For Sale**  
\$699,000

**View**  
By Appointment

**Contact**  
**Jasie Good**  
027 757 0918  
jasie@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.

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**(07) 889 8015**  
Central Waikato Realty Limited

internal access garage with electric door and laundry area. The convenient location with the town center & shops all at your fingertips, completes this package.

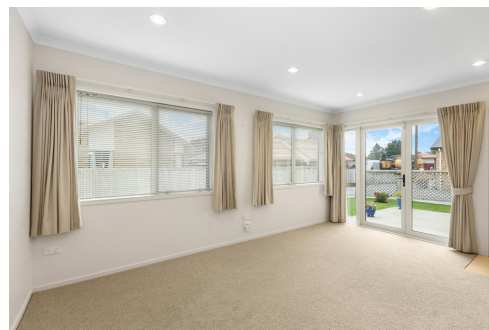
Sunny, secure, and incredibly well-kept, this unit has a genuinely welcoming feel. Call Jasie to arrange your viewing today.

## More About this Property

<b>Property ID</b>	FT5GEW
<b>Property Type</b>	House
<b>Licensed Real Estate Agents (REAA2008)</b>	

**Jasie Good 027 757 0918**  
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