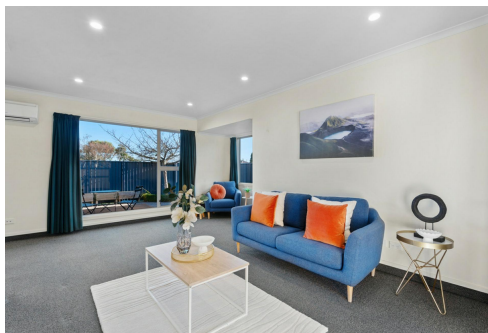
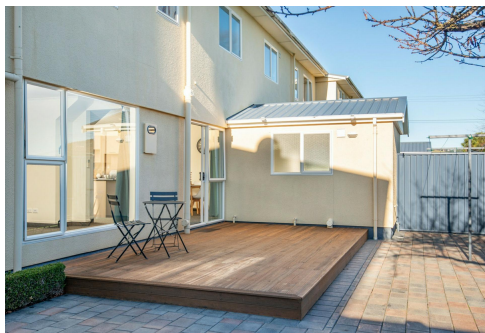




Mosgiel, 34 Arran Street

Perfect for First Home Buyers or a Great Investment

Positioned in a desirable, low-maintenance setting, this fully fenced property is a proven performer or equally the perfect spot to call your first home. It presents an excellent opportunity for investors seeking reliable returns and first home buyers looking in a sought after area close to Mosgiel shopping centre.

The ground floor features an open-plan lounge, dining, and kitchen area flowing effortlessly to a spacious entertainer's deck-ideal for tenants who value outdoor living. A family bathroom and ample storage enhance practicality and livability.

Upstairs, you'll find three sun-filled bedrooms with built-in wardrobes and a second bathroom-providing flexibility for families or flatmates. The private, easy-care backyard and sunny front patio add to the home's lifestyle appeal, particularly in Mosgiel's sought-after microclimate.

Additional features include a secure garage with internal access and off-street parking, all contributing to strong tenant retention and minimal vacancy.

Whether you're looking to expand your portfolio or secure your first home, a lock and leave

3

2

1

For Sale
Negotiation

View
Sun 31st Aug @ 3:45PM - 4:15PM

Contact
Luke MacDonald
027 8650 864
luke@ljhdunedin.co.nz

Daryl Sigglesko
0275200040
daryl@ljhdunedin.co.nz



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LJ Hooker Dunedin
(03) 470 1370
Wayne Graham Realty Ltd

option or looking to downsize, this well-designed property is worth your inspection today.

More About this Property

Property ID	3PJUGDS
Property Type	House
Land Area	251 m2
Licensed Real Estate Agents (REAA2008)	

Luke MacDonald 027 8650 864

Licensee | luke@ljhdunedin.co.nz

Daryl Siggleko 0275200040

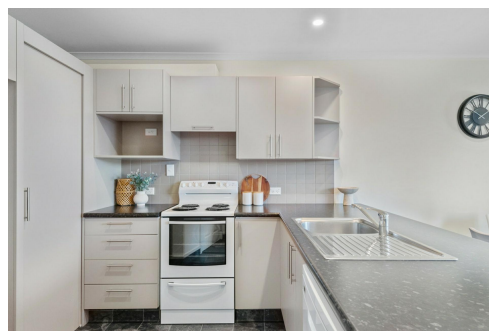
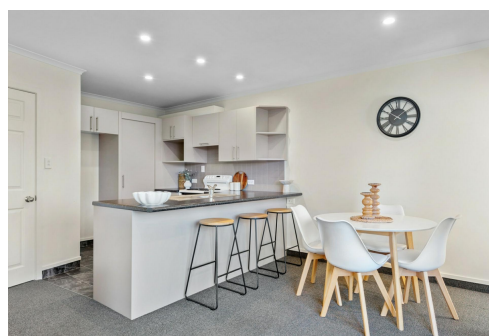
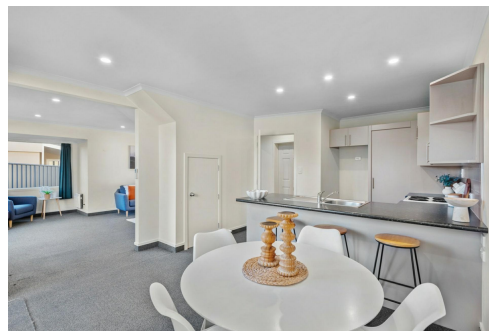
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