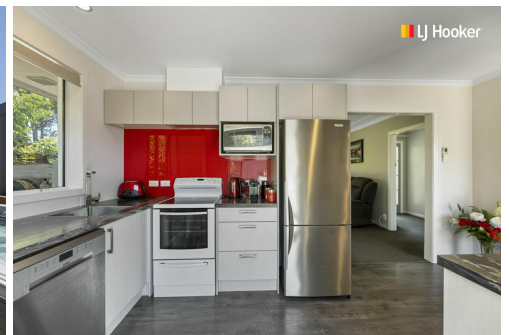
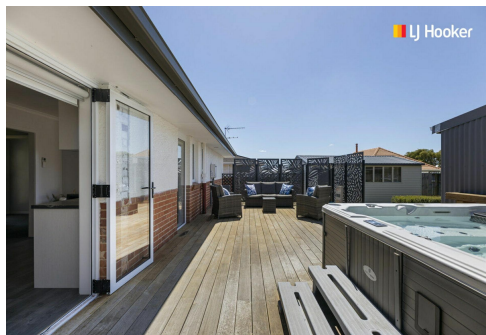


**SOLD**



## Mosgiel, 52 Forfar Street

Welcome to Your New Chapter!

To be sold by deadline sale closing 4pm - 4th February 2025 (Prior unconditional offers may be considered)

Imagine waking up to the warm glow of the morning sun streaming into your cozy two-bedroom home. Step outside onto the sun-soaked rear deck, coffee in hand, and take in the peaceful sounds of the neighborhood--a perfect way to start your day.

This home offers more than just a place to live; it's designed to adapt to your lifestyle. Whether you're enjoying a quiet evening in or entertaining friends and family, this property provides the versatility and comfort you need.

The well-fenced section creates a secure haven for children to play or pets to roam freely, while the low-maintenance design allows you to spend more time doing what you love. When it's time to run errands or enjoy an outing, the nearby Mosgiel pool, shops and

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**For Sale**  
Set Sale

**View**  
[ljhooker.co.nz/3PC9GDS](https://ljhooker.co.nz/3PC9GDS)

**Contact**  
**Toni Curline**  
0212225469  
toni@ljhdunedin.co.nz  
**Reagan Curline**  
0278464545  
reagan@ljhdunedin.co.nz

schools are just a short walk away, convenience at your doorstep.

Completing the package, this home offers a versatile room linked to the house via the deck perfect as a home office, storage, workout space or hobbies room.

Thoughtful modern features like extensive rewiring for safety, quality drapes with motorized blinds in the kitchen, partial double glazing enhance your comfort and peace of mind throughout the seasons and a single garage with ample off street parking space.

This home has so much to offer and is ready for you to make it your own. If you're seeking a property that balances convenience, comfort, and the opportunity to create lasting memories, then this is a must-see.

Call today to arrange a viewing and start your New Year in the home you've been dreaming of!

## More About this Property

Property ID	3PC9GDS
Property Type	House
Land Area	517 m <sup>2</sup>
Licensed Real Estate Agents (REAA2008)	

**Toni Curline 0212225469**

Licensee | [toni@ljhdunedin.co.nz](mailto:toni@ljhdunedin.co.nz)

**Reagan Curline 0278464545**

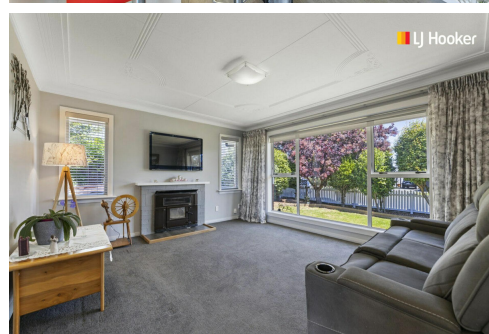
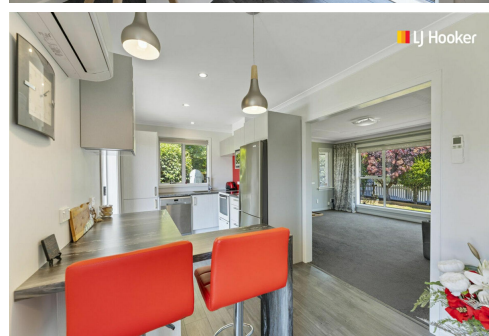
Licensee | [reagan@ljhdunedin.co.nz](mailto:reagan@ljhdunedin.co.nz)

**LJ Hooker Dunedin (03) 470 1370**

Wayne Graham Realty Ltd

63 Musselburgh Rise, DUNEDIN 9013

[dunedin@ljhooker.co.nz](mailto:dunedin@ljhooker.co.nz) | [dunedin@ljhdunedin.co.nz](mailto:dunedin@ljhdunedin.co.nz)



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**LJ Hooker Dunedin**

**(03) 470 1370**

Wayne Graham Realty Ltd





*This floor plan is not to scale and is for illustrative purposes only.*