

3/717 Sandringham Road Extension, Mt Roskill

## Perfect for First Home Buyers & Investors

Welcome to 3/717 Sandringham Road - a modern, low-maintenance terrace home positioned between Sandringham and Mount Roskill.




Whether you're a first home buyer looking to step onto the property ladder or an investor seeking a proven rental location, this is an opportunity you don't want to miss.

### Ideal First Home:

- 3 generous double bedrooms
- 2 modern bathrooms
- Ground-floor bedroom + full bathroom - perfect for flatmates, guests, or extended family
- Open-plan kitchen, dining & living
- Private, fully fenced courtyard
- Dedicated car park included with the property

### Investor Appeal:

- Currently rented
- Strong tenant demand in this central location
- Easy-care design for hassle-free ownership

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### FOR SALE

Price by Negotiation

### VIEW

By Appointment

### AGENTS

Madu Kari  
027 556 6195  
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Hasi Arachchige  
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hasi@ljhsouth.co.nz

### AGENCY

LJ Hooker Southern Partners  
09 298 4000

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We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.



**Location Advantage:**

- Minutes to Westfield St Lukes
- Easy motorway access to Auckland CBD & Airport
- Zoned for Wesley Primary School, Wesley Intermediate School & Mount Albert Grammar School

Please note: The photos used in this advertisement are from the previous marketing campaign.

Get in touch today, call Madu Kari on 021 556 6195 or Hasi Arachchige on 027 470 6040 for further information or to arrange a viewing.

**MORE DETAILS**

Property ID                    3EBJ19  
Property Type                House  
House Size                    111 m2  
Land Area                    69 m2  
Including                        Toilets (2)  
**Licensed Real Estate Agents (REAA2008)**

**Madu Kari 027 556 6195**

Licensed Salesperson | [madu.kari@ljhooker.co.nz](mailto:madu.kari@ljhooker.co.nz)

**Hasi Arachchige 0274706040**

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