






10 Ellery Street East, Ngaruawahia

3  1  2 

Great Potential on a Generous 1,194m² Section

FOR SALE
\$589,000

AGENTS

Karl Finn
021 648 550
karl@finns.nz

AGENCY

LJ Hooker Hamilton City

Specialist Marketing Limited

Held by the same family for over 30 years, this property is packed with potential and ready for its next chapter.

The property offers three bedrooms (including one generous double), one bathroom, and an original kitchen - providing a solid foundation with plenty of scope to renovate and add value. Outside, you'll find a separate garage with workshop in good condition, along with a carport, sleepout and additional shed for extra flexibility.

Set on a substantial 1,194m² of flat land, the opportunities here are significant. Move in and make it your own, undertake a full renovation, landbank for the future, or explore development potential (subject to council approval, zoned Medium Density Residential Zone 2 under the Waikato District Plan. This zoning is generally supportive of intensification and medium-density residential outcomes).

Positioned in a prime location, you're within easy walking distance to town, schools, and everyday amenities - adding even more appeal to this already compelling opportunity.

Properties with this kind of scale and potential are increasingly hard to

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

 **LJ Hooker**

find. Get in touch today to learn more.

Open Homes: Sunday 12:30 - 1:00pm

MORE DETAILS

Property ID ZTHYU
Property Type House
Land Area 1194 m²
Licensed Real Estate Agents (REAA2008)

Karl Finn 021 648 550

Sales Associate | karl@finns.nz

LJ Hooker Hamilton City

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