



12A Princess Street, Ngaruawahia

Designed for Ease - Live Well Every Day

In a convenient and friendly location, this thoughtfully designed two-bedroom unit offers comfort, independence, and true peace of mind for those looking to enjoy their later years with ease.

Set on a freehold section and at 115sqm of well-planned living, this purpose-built home has been carefully designed with the future in mind. It features a fully accessible bathroom, ensuring everyday living remains safe and stress-free. A spacious lounge and dining area creates a warm and welcoming hub, complemented by both a gas fire and heat pump for year-round comfort. The kitchen is practical and well laid out, with integrated laundry for added convenience.

A charming feature of the home is the sunny window nook - perfect for sitting back with a cuppa and watching the world go by. Both bedrooms are well-sized, and the internal access garage adds an extra layer of security and ease.

Step outside to a manageable, low-maintenance garden, ideal for those who still enjoy a touch of outdoor living without the upkeep.

Location is key, and this home delivers - just a short stroll or mobility

2  1  1 

FOR SALE

Asking Price \$538,000

VIEW

By Appointment

AGENTS

Paula Jelaca
027 227 4842
paula@ljh.nz

AGENCY

LJ Hooker Ngaruawahia
(07) 824 8601
Twin Rivers Real Estate Limited

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

scooter ride to the vibrant Durham Street precinct, with its library, cafés, supermarket, and medical facilities all within easy reach. Nature lovers will also appreciate the close proximity to the beautiful Hakarimata Reserve for gentle walks and fresh air. A smart, comfortable choice for downsizers or retirees seeking a home that truly supports their lifestyle - now and into the future.

Call the listing agent Paula 027-2274842
LJ Hooker Ngaruawahia
Twin Rivers Real Estate Ltd

MORE DETAILS

Property ID 7UAHFH
Property Type House
House Size 115 m2
Land Area 352 m2
Licensed Real Estate Agents (REAA2008)

Paula Jelaca 027 227 4842

Licensed Salesperson/Director | paula@ljh.nz

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