

## Ngaruawahia, 28A Thomas Street

Vendors Upsizing: Seize This Opportunity!

With my vendors eager to upsize, they are highly motivated to sell quickly, presenting an exceptional opportunity for prospective buyers.

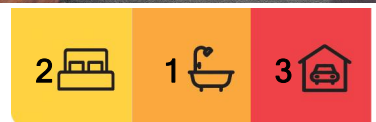
This property features two spacious bedrooms and one bathroom, making it the perfect place for a small family, couple, or savvy investor. The exterior has been freshly painted, giving the home a vibrant and welcoming appearance. The driveway has been recently concreted, offering a smooth and clean entrance.

Inside, the living area seamlessly opens to a timber decking entertainment area, ideal for hosting friends and family or enjoying a quiet evening outdoors. The property is designed to be low maintenance and is fully fenced, providing privacy and security for your loved ones. A heat pump ensures that you stay comfortable all year round.

Situated conveniently close to The Base shopping centre, local schools, scenic river walks,



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



**For Sale**  
\$459,000

**View**  
[l.jhooker.co.nz/HUHYU](https://l.jhooker.co.nz/HUHYU)

**Contact**  
**Kylie Johnston**  
027 228 2261  
[kylie.johnston@l.jhooker.co.nz](mailto:kylie.johnston@l.jhooker.co.nz)

**LJ Hooker Hamilton City**  
**(07) 834 1161**  
Specialist Marketing Limited

and the Hakarimatas, you'll have everything you need within easy reach. With a short drive to both Hamilton and Auckland, you'll never miss out on the best of both worlds.

Urgency Alert: The vendors are extremely motivated to sell. Don't miss this opportunity!

Contact Kylie - 027 228 2261 today for more information or come along to the open homes

## More About this Property

<b>Property ID</b>	HUHYU
<b>Property Type</b>	House
<b>Land Area</b>	331 m <sup>2</sup>
<b>Licensed Real Estate Agents (REAA2008)</b>	

**Kylie Johnston 027 228 2261**

Salesperson | [kylie.johnston@ljhooker.co.nz](mailto:kylie.johnston@ljhooker.co.nz)

**LJ Hooker Hamilton City (07) 834 1161**

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