



Ngaruawahia, 18 Jacobs Lane

Grab this Lifestyle Opportunity!!

On a generous 1.43-hectare parcel of land, this impressive lifestyle property offers the perfect blend of comfortable living and future development potential. Located in a prime position, close to Ngaruawahia township, and an easy commute North or South, this property's fantastic opportunity is that the property is currently zoned as Country Living, and under the current district plan is able to be sub-divided now, with the exciting possibility of being rezoned Residential within 1 to 3 years (within the Ngaruawahia structure plan, Buyers are advised to complete their own due diligence.)

In the meantime, this well-maintained GJ Gardener home is a spacious 187m² featuring three bedrooms, two bathrooms, and multiple living areas. Enjoy the convenience of separate dining and covered outdoor living, awesome in the summer for barbeques with modern amenities including gas hot water and induction cooking, heat pumps, ventilation system, double internal access garaging, cosy wood fire for comfort in the winter. Additional outbuildings add significant value, including a single garage with a workshop, a carport, and a barn, providing ample storage or space for hobbies and projects.

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For Sale
\$1,125,000

View
[ljhooker.co.nz/7F0HFH](http://ljhooke.co.nz/7F0HFH)

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Twin Rivers Real Estate Limited

With the zoning potential for future residential development, this is a rare opportunity for those looking to invest in both lifestyle and land. Don't miss out on the chance to secure your slice of the future in one of the area's sought-after locations.

More About this Property

Property ID	7F0HFH
Property Type	Lifestyle
House Size	187 m2
Land Area	1.4314 hectare
Licensed Real Estate Agents (REAA2008)	

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