






3 Pitt Street, North Dunedin

Central Convenience — Endless Possibilities

Auction Location: LJ Hooker Dunedin Office, 63 Musselburgh Rise

Situated less than 100 metres from George Street, this 1930s brick residence offers a rare combination of investment potential, development possibilities, and city-fringe convenience. Set on a generous 575m² freehold section, this grand double-storey property comprises two spacious self-contained units, each possessing the distinctive character and craftsmanship of its era. Classic period detailing such as ornate plaster ceilings, leadlight windows, polished timber panelling, and original fireplaces, creates an inviting sense of warmth and authenticity throughout.

The property's elevated position provides delightful outlooks across the city skyline, including views of some of Dunedin's most notable landmarks. The robust brick construction reflects enduring quality, while the layout offers exciting flexibility for buyers seeking home-and-income, dual living, or reliable long-term investment opportunities. With its enviable location just moments from the Octagon, University, Hospital and all other amenities, this is a blue-chip address that's seldom available to acquire.

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FOR SALE
Auction

AGENTS

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AGENCY

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

Astute buyers will recognise the future growth potential of purchasing such tightly held properties this close to the city - and it will be selling on Wednesday 3rd December, so position yourself to capitalise!

MORE DETAILS

Property ID 3QGRGDS
Property Type House
Land Area 575 m2
Licensed Real Estate Agents (REAA2008)

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