



## Palmerston North, 308 Broadway Avenue

### Prime Location with Potential!!

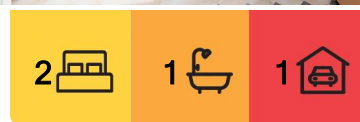
LOCATION LOCATION LOCATION!!

Situated on the sought-after Broadway Avenue, this well-maintained two-bedroom home presents an incredible opportunity for both homeowners and investors. With potential for commercial development (subject to resource consent), this property is a true gem in a prime location.

Appealing Two-Bedroom Home Immaculately kept throughout the years, offering comfort and charm.

Functional Layout with Separate kitchen, dining, and lounge areas, with the option to close off the kitchen and dining for added privacy.

Off the kitchen is the laundry room with shower, separate toilet, and a bathroom featuring a



**For Sale**  
By Negotiation

**View**  
By Appointment

**Contact**  
**Jeannie Boswell**  
027 445 3048  
jeannie@jeannieboswell.co.nz



**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.

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**(06) 358 9009**  
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bath and vanity.

Single Garage & Off-Street Parking for convenience. Sitting on a generous 582m2 approx section.

Unbeatable Location with New World supermarket just across the road and other amenities close by.

This is a rare opportunity to secure a property with outstanding potential in an unbeatable location. Whether you envision a cozy home, a savvy investment, or a commercial venture (subject to consent), this prime piece of real estate is ready for the taking.

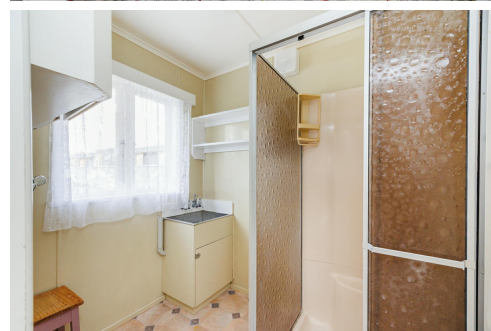
Call Jeannie Boswell now 027 445 3048

## More About this Property

<b>Property ID</b>	WGQGFB
<b>Property Type</b>	House
<b>House Size</b>	96 m2
<b>Land Area</b>	582 m2
<b>Licensed Real Estate Agents (REAA2008)</b>	

**Jeannie Boswell 027 445 3048**  
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