



3 Halberg Street, Papakura

2 ROOFS, 1 MORTGAGE

With the cost of living continuing to rise, properties like this are becoming increasingly valuable because they give you options.

Set in the heart of Papakura, this versatile home is designed for extended family living or multi-generational households.

At the front: A comfortable 3 Bed 1 Bath home for everyday living.

At the rear: A fully consented 1 Bed 1 Bath sleepout, complete with its own living space.

According to the LIM report, this secondary dwelling has been issued a Code Compliance Certificate in 2012, giving you confidence in what is already in place.

This setup creates real-life flexibility:

- Space for extended family
- Independence for teenagers
- Comfort for parents or guests

Property Highlights

Floor area: 260 sqm (approx.)

Land area: FREEHOLD 713 sqm (approx.)

Zoning: Mixed Housing Urban

Two roofs on one title

4 2 2

AUCTION

Tue 19th May @ 6:00PM

VIEW

Sun 10th May @ 1:30PM - 2:00PM

AGENTS

Kevin Ratnayake
021 216 6176
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Chamalee Ratnayake
021 071 3555
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AGENCY

LJ Hooker Southern Partners
09 298 4000

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.



Currently vacant, move in immediately
Overseas owners committed to selling

Homes like this do not come up often, especially with this level of flexibility already in place. If you have been looking for a property that adapts to your lifestyle, this could be the one.

Come along to one of our open homes or contact Chamalee 021 071 3555 / Kevin on 021 216 6176 / 09 263 6176 for more information.

AUCTION (unless sold prior)
Tuesday 19th May at 6:00pm
1/319 Great South Road, Papakura 2110

PLEASE NOTE: Specified floor and land area sizes have been obtained from sources such as Property Guru, Auckland Council (LIM) or Title documents. They have not been measured by the Salesperson or LJ Hooker Southern Partners - Southern Suburbs Realty Ltd. We recommend you seek your own independent legal advice if these sizes are material to your purchasing decision.

MORE DETAILS

Property ID 3G3J19
Property Type House
House Size 260 m2
Land Area 713 m2
Licensed Real Estate Agents (REAA2008)

Kevin Ratnayake 021 216 6176
Licensed Salesperson | kevin@ljhsouth.co.nz
Chamalee Ratnayake 021 071 3555
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