



1893 Paparoa Valley Road, Paparoa

## Relaxed Living - Walk to Paparoa Village!




Set on a generous 1,009m<sup>2</sup> residential section, this beautifully maintained three bedroom home offers the perfect blend of comfort, convenience, and country charm all within walking distance of Paparoa village.

Inside, the 140m<sup>2</sup> home boasts a spacious open plan layout featuring a modern kitchen with a six burner Ariston cooktop and large oven, seamlessly connecting to the dining and lounge area. A ranch slider opens to wrap around deck, ideal for relaxing or entertaining.

Each of the three double bedrooms includes built in wardrobes, the home also offers a separate bathroom, toilet, and laundry. The home is insulated top and bottom for year round comfort and has recently been upgraded with a new colour steel roof.

A large double garage/workshop with built in workbenches provides excellent storage and workspace. Water needs are well covered with a deck integrated tank plus an additional 25,000L tank ready to connect ensuring a reliable water supply.

Outdoors, enjoy lush landscaped grounds with a collection of fruit and

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**FOR SALE**  
\$670,000

**VIEW**  
By Appointment

**AGENTS**  
Craig Kenyon  
027 485 6833  
craig.kenyon@ljhooker.co.nz

**AGENCY**  
LJ Hooker Warkworth  
(09) 425 8589

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 **LJ Hooker**

nut trees including grape, banana, plum, apple, fig, peach, almond, bay leaf, along with medicinal shrubs. Ample off street parking, rural views, and a great neighbourhood make this property a standout choice.

Paparoa, the "Village in the Valley," is known for its Farmers Market, heritage charm, general store, friendly cafes, excellent primary school and playcentre. Just 9km from Pahi's historic boat ramp, it's a welcoming haven for retirees, or anyone seeking a peaceful village lifestyle.

Viewing by appointment, call Craig 0274856833.

## MORE DETAILS

Property ID 9QJ20  
Property Type House  
House Size 140 m2  
Land Area 1009 m2  
**Licensed Real Estate Agents (REAA2008)**

**Craig Kenyon 027 485 6833**  
Salesperson | [craig.kenyon@ljhooker.co.nz](mailto:craig.kenyon@ljhooker.co.nz)

**LJ Hooker Warkworth (09) 425 8589**  
20 Queen Street, WARKWORTH NZ  
[warkworth.ljhooker.co.nz](http://warkworth.ljhooker.co.nz) | [warkworth@ljhooker.co.nz](mailto:warkworth@ljhooker.co.nz)

