



5 Freyberg Street, Saint Kilda

## Calling all First Home Buyers and Investors




Set in the popular suburb of St Kilda, this sun-filled roughcast home offers a lifestyle of ease and convenience just a short stroll from popular sporting facilities and St Kilda beach. Whether you're a first-home buyer, young family, investor or couple seeking a move-in-ready home in a great location, this one is well worth your attention.

Thoughtfully designed for easy living, the home features three well-proportioned bedrooms and a generous open-plan kitchen, dining and living area. Recently refreshed with extensive interior painting, new carpet and a replaced roof in the last seven years (with solar panels), it offers comfort and practicality from day one.

Fully fenced for peace of mind, the property offers a safe space for kids and pets to enjoy. A standalone single garage is positioned at the rear of the section, complemented by a separate utility room--perfect as a home office, studio or teenage retreat. A glasshouse and versatile, blank-canvas section provide plenty of scope for those seeking a more sustainable way of living.

Positioned close to respected schools across all levels and within easy reach of De Carle Park and Musselburgh Village, this location continues to be a favourite for good reason.

With genuine motivation from the vendor and strong buyer interest anticipated, opportunities like this don't last long. Make your move

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**FOR SALE**  
Negotiation

### AGENTS

Trista Townsend  
021 484 221  
Trista@ljhdunedin.co.nz

### AGENCY

LJ Hooker Dunedin  
(03) 470 1370  
Wayne Graham Realty Ltd

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

today and secure this fantastic property before it's gone.

## MORE DETAILS

Property ID 3QSWGDS  
Property Type House  
Land Area 506 m2  
Licensed Real Estate Agents (REAA2008)

**Trista Townsend 021 484 221**  
Licensee | [Trista@ljhdunedin.co.nz](mailto:Trista@ljhdunedin.co.nz)

**LJ Hooker Dunedin (03) 470 1370**  
Wayne Graham Realty Ltd  
63 Musselburgh Rise, DUNEDIN 9013  
[dunedin.ljhooker.co.nz](mailto:dunedin.ljhooker.co.nz) | [dunedin@ljhdunedin.co.nz](mailto:dunedin@ljhdunedin.co.nz)



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