



## Shiel Hill, 42 McKerrow Street

### Potential Plus In Waverley With Breathtaking Views

Auction Location: 63 Musselburgh Rise

Positioned in one of Dunedin's most desirable suburbs, this elevated Waverley home offers sweeping views of the city and coastline, from a peaceful and sun-drenched setting. Known for its strong community, quality schools, and easy access to the city, Waverley is a location in constant demand.

This well-proportioned home features three generous bedrooms, open-plan living areas, a sun-soaked conservatory, and a deck perfect for entertaining or relaxing while taking in the view. The home enjoys all-day sun year-round, filling the living spaces with warmth and natural light.

With internal access to utility rooms, ample storage, and practical layout, the home already provides comfortable family living-but there's also scope to renovate and add significant value. Whether you're looking to modernise, extend, or simply personalise, the potential here is clear.



**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.



**Auction**  
Wed 11th Jun @ 5:30PM

**View**  
By Appointment

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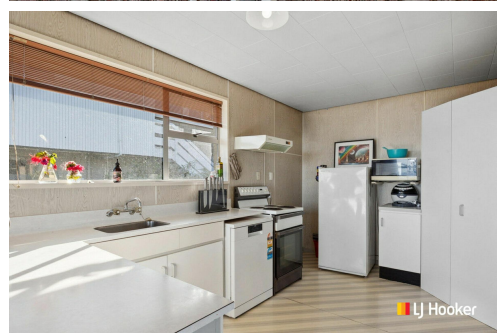
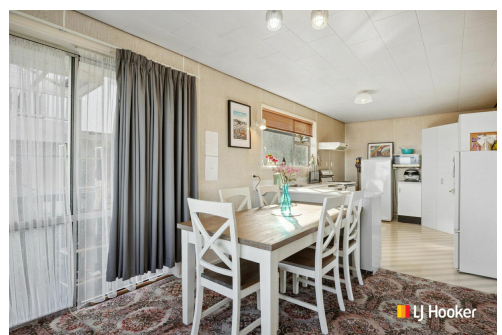
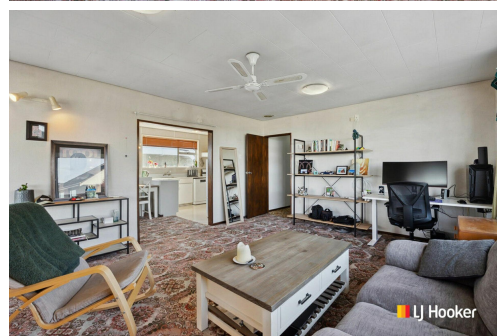
Families will love being within walking distance to Grants Braes Primary School and local preschools, while still enjoying a peaceful, established neighbourhood. Opportunities like this in Waverley don't come up often-unlock the potential and make it your own.

## More About this Property

Property ID	3PWJGDS
Property Type	House
Land Area	539 m2
Licensed Real Estate Agents (REAA2008)	

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