



## South Hill, 14 Test Street

PRIME LOCATION!

Looking for a home with a prime location, endless potential, and the advantage of a top-rated school zone? Look no further than 14 Test Street, a charming 3-bedroom house nestled in the heart of South Hill, within the Fenwick School zone. This property offers a fantastic opportunity for families seeking their first home or adding to their portfolio.

Homes in this area have easy access to everything you need. Imagine strolling to local cafes, parks, and schools, or for a quick commute to the town centre. Endless Possibilities: While this home requires some renovation, it boasts a strong structure and a 110 sqm layout gives you options.

This is your chance to create a home that reflects your unique style and needs. Each bedroom provides ample space for personalization. Transform them into cozy havens, home offices, or guest rooms. Set on a generous 506 sqm block, this property offers a blank canvas for your outdoor dreams. Create a beautiful garden, a play area for kids or a

3

1

1

**For Sale**

Buyer Enquiry Over \$369,000

**View**

By Appointment

**Contact**

**Sheryl Heta**

027 414 5256

sherylh@ljhoamaru.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.

**LJ Hooker Oamaru**  
(03) 434 9014  
Robertson Real Estate Limited



haven for your four legged friends. There is a Heat pump for year-round convenience.

Contact us today to arrange a viewing and discover the potential that awaits at 14 Test Street!

Rental appraisal upwards of \$400.00 per week.

Buyer Enquiry Over \$369,000

Contact Sheryl Heta 0274 145 256

## More About this Property

<b>Property ID</b>	VHHGF3
<b>Property Type</b>	House
<b>House Size</b>	110 m <sup>2</sup>
<b>Land Area</b>	506 m <sup>2</sup>
<b>Licensed Real Estate Agents (REAA2008)</b>	

**Sheryl Heta 027 414 5256**

Property Consultant | sherylh@ljhoamaru.co.nz

**LJ Hooker Oamaru (03) 434 9014**

Robertson Real Estate Limited

193 Thames Street, OAMARU 9400

oamaru.ljhooker.co.nz | info@ljhoamaru.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.

**LJ Hooker Oamaru**  
**(03) 434 9014**  
Robertson Real Estate Limited