

53 Waipani Road, Te Atatu Peninsula

OWNERS DOWNSIZING

Investors, land bankers and developers, this is the opportunity you have been waiting for.




6 MONTH LATE SETTLEMENT AVAILABLE

ALL AGENTS/AGENCIES WELCOME

53 Waipani Road sits in a high growth suburb with proven long-term demand. Te Atatu Peninsula remains popular with both homeowners and renters thanks to its convenience, coastal walkways and easy access to the city. The property includes an existing dwelling ready for renovation and a flat 675sqm freehold site in the Mixed Housing Urban zone, giving investors options to add value, develop or hold for future gains.

FEATURES

- House Area : 82m² (approx.)
- Land Area : 675m² (approx.)
- Freehold Section
- Mixed Housing Urban zone
- Strong rental and capital growth location
- Existing home ready for renovation
- Ideal for do-up, land banking or value add projects

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FOR SALE
Auction (On Site)

AGENTS

Kevin Ratnayake
021 216 6176
kevin@ljhsouth.co.nz

Chamalee Ratnayake
021 071 3555
chamalee@ljhsouth.co.nz

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.

 **LJ Hooker**

- Flat, functional and development friendly site
- Proven long term suburb performance
- Close to transport, shops and essential amenities

Opportunities with this level of potential in Te Atatu Peninsula are becoming increasingly limited. Whether your plan is to renovate and resell, modernise and hold, or bank the land for future uplift, this property ticks the boxes that seasoned investors look for. Come along to one of our open homes or contact Kevin on 021 216 6176 / 09 263 6176 for more information.

AUCTION

Sunday 14th December at 4:00pm - Unless sold prior
On Site at 53 Waipani Road, Te Atatu Peninsula

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 39PJ19
Property Type House
House Size 82 m2
Land Area 675 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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