



Garden digitally enhanced



## Waimate, 1 Augustine Street

### Charming Old Villa in need of renovation

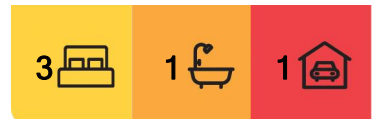
The perfect canvas to restore its former glory while making it your own. Generously sized living space and bedrooms, family bathroom with bath shower and toilet, perfect for a growing family or those who love room to breathe. A secure and private back yard, ideal for kids and pets, with potential for additional storage or a workshop. A single garage with concrete pad plus off-street parking. Nestled in a welcoming neighbourhood, this home boasts the charm of yesteryear with the opportunity to add your own modern touches. Whether you're envisioning a family haven or a stylish renovation project, this property is bursting with potential. Don't miss this chance to turn an old treasure into your dream home. Call today to arrange a viewing and take the first step in bringing this beauty back to life!

#### Disclaimer:

This information has been supplied by the owners and Corelogic. LJ Hooker Timaru, Geraldine and Waimate are merely passing over this information as supplied to us. We



**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.



**For Sale**  
\$290,000

**View**  
[ljhooker.co.nz/7YMGNG](https://ljhooker.co.nz/7YMGNG)

**Contact**  
**Elaine Homer**  
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**LJ Hooker Waimate**  
**(03) 689 7974**  
Enting Real Estate Limited



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## More About this Property

<b>Property ID</b>	7YMGNG
<b>Property Type</b>	House
<b>House Size</b>	120 m <sup>2</sup>
<b>Land Area</b>	910 m <sup>2</sup>
<b>Licensed Real Estate Agents (REAA2008)</b>	

**Elaine Homer 021 02393111**

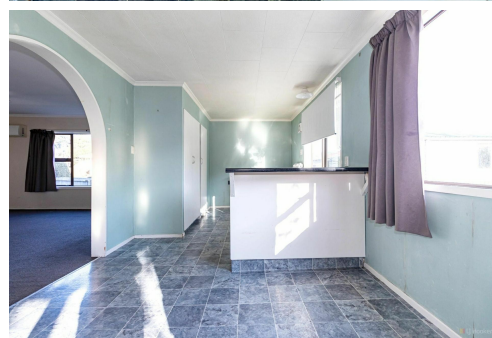
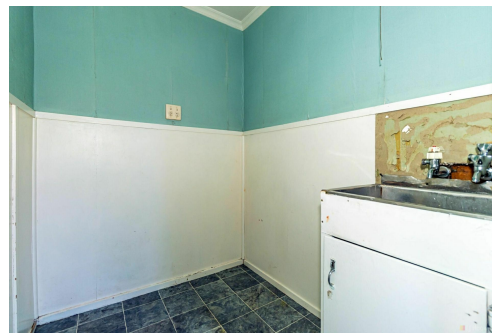
Property Consultant | ehomer.waimate@ljhooker.co.nz

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