



7 Queen Street, Waimate

## Easy Care Living

Feel snug and secure in this eye-catching, low-maintenance, two-bedroom unit with an easy-care section in very close proximity to the town centre.

Features of this home include: a good-sized living area, with a sliding door opening out onto a front patio. The kitchen area is tidy with ample cupboards. The bathroom features a wet-floor shower, vanity and a separate toilet. The two bedrooms have built-in wardrobes and the master has slider door access to the front patio.




The ease of a heat pump will keep you nice and cool in the summer and warm in winter. There is also a single garage, garden shed and private paved sunny area to entertain.

Sit back and enjoy what this very comfortable and practical home has to offer. Given its proximity to the main street, it would be ideal for retirees or business people.

Don't delay! Come and check it out.

### 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 cannot guarantee its accuracy and reliability as we have not checked, audited or reviewed the information. All intending purchasers are advised to conduct their own due diligence investigation into this information. To the maximum

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**FOR SALE**  
\$410,000

**VIEW**  
By Appointment

**AGENTS**  
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ehomer.waimate@ljhooker.co.nz

**AGENCY**  
LJ Hooker Waimate  
(03) 689 7974  
Enting Real Estate Limited

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

extent permitted by law, we do not accept any responsibility to any part for the accuracy or use of the information herein. Enting Real Estate Limited Licensed (REAA 2008).

## MORE DETAILS

Property ID 8CXGNG  
Property Type Unit  
House Size 80 m2  
Including Remote Garage  
Licensed Real Estate Agents (REAA2008)

**Elaine Homer 021 02393111**

Property Consultant | [ehomer.waimate@ljhooker.co.nz](mailto:ehomer.waimate@ljhooker.co.nz)

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**TOTAL: 64 m<sup>2</sup>**  
 1st floor: 64 m<sup>2</sup>  
 EXCLUDED AREAS: PORCH: 4 m<sup>2</sup>, PATIO: 20 m<sup>2</sup>, WALLS: 5 m<sup>2</sup>

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

