

7 KAYELENE PLACE,  
OMOKOROA, WESTERN BAY OF PLENTY, BAY

YOUR PROPERTY **HQ**



# FOR SALE

ELEGANTLY CRAFTED WITH IMPECCABLE CREDENTIALS

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Making a bold statement, this beautifully presented, architecturally designed 2023 built double glazed home is clad in brick and vertical timber panelling and adapts a linear barn-conversion profile on a functional layout. The handsome executive home is elevated for a peeps of inlet waters and Matakana Island and oriented to capture north facing sun. Pivotaly located in the heart of the community for ease of access to a range of amenities, the family-friendly property sits amidst an exclusive neighbourhood of high quality new homes.

Polished concrete floors anchor open plan living and dining areas on a well-executed overall 187 sqm (approx.) floor plan. The entertainment zones fitted with cosy heat pump are spatially generous with several exits from dining area through to lounge flowing onto secluded decks and lawns. The central kitchen hub with blond timber detailing and SMEG appliances is dominated by a composite stone topped island bench, while kit kat tiles stylishly cover the wall above the hob. Three double bedrooms connect off a central hallway with the furthestmost being master bedroom where ranch slider accesses lawns and there's possibilities to extend the decking if desired. The main bedroom also benefits from its own ensuite with shower, floating vanity, and heated towel rail while the second bathroom is similarly well-appointed and includes a bathtub and places toilet separately. Outside the master is a nook ideal for a study or space to work from home. The laundry is tucked in a recess at the rear of an internal access double garage and there's plenty of off-street parking on this a 470 sqm (approx.) flat and fenced landscaped section.

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PLENTY

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PRICE: Asking price \$1,130,000

OPEN FOR INSPECTION: N/A



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7 Kayelene Place

**DISCLAIMER:** Plans shown are for presentation purposes only and are not part of any legal document or title. They are subject to errors, omissions, inaccuracies and should not be used as a sole and accurate reference. Interested parties should make their own inquiries using independent sources.

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