



## FOR SALE

### "WOW, PARADISE COMES CHEAP"

If it's Charm and Character of yesteryear you desire then this little beauty in Puriri, just 13kms from Thames town is worth your inspection. Set in a peaceful rural village, this property offers country living on an easy family sized section, access to your own river swimming hole, bush walks and much more.

This early 1900;s home has history and offers many original features with timber floors, windows and doors. It has been tastefully redecorated to restore the authenticity of the home and is surprisingly spacious with built in wardrobes in all double bedrooms and a great flow between the dining and lounge with a central kitchen.

The real gem of this property is the expansive outdoor space and taking in the breathtaking views of the lush greenery and rolling hills from the large deck. The flat to sloping section has been established with gardens, fruit trees and plenty of play area for pets and children. With a fully fenced yard this a perfect spot for outdoor entertainment, whether it's summer family BBQ's or relaxing while listening to the native birdlife in your own native garden sipping on a glass of vino.

Plenty of secure off street parking for the boat, caravan or cars and a quaint cabin used as a sleepout or home office is an added bonus for extended family, teenagers or hobbies. With an HRV heat transfer and freestanding fireplace with wetback, you can enjoy the perfect temperature all year round, making this house a cozy and comfortable haven in any season.

Located in the Puriri village, this property offers close access to two country schools, bus to High School and the Hauraki railtrail to the local cheese barn cafe or just where your bike takes you. This property is ideal for a first home, family, or retirees looking for a country retreat and is an opportunity to own your own little character filled home.

OFFERS OVER \$570,000 will be considered. Book your private viewing today!

3 BED | 1 BATH | 2 CAR

#### PRICE:

Enquiries Over \$570,000

#### OPEN FOR INSPECTION:

N/A



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