14 GEORGE STREET, MORRINSVILLE, MATAMATA-PIAKO, WAIKATO 3300









SOLD

SOUGHT AFTER | FREEHOLD TITLE | GREAT LOCATION

Buy One or Both!

Thinking of getting on the property ladder with your first home or adding to your investment portfolio? Take advantage of the dropping interest rates with the perfect blend of low-maintenance living and those wanting to add value or enjoy making this property a home.

417m2 Freehold Title and a current Capital Value of $520,000
Tenant is coming up to 1 year of periodic tenancy and is currently paying $450 p/w
(Updated rental appraisals upon request)

Featuring a semi-open plan concept the living room provides plenty of room with natural light streaming through the large windows. The kitchen overlooks the spacious section, perfect to watch the kids and pets playing. The two bedrooms have recently been re-gibbed, and painted along with being recarpeted throughout and the central bathroom is convenient for the family and guests. The separate laundry is perfectly located with access to the backyard and an area for those looking to start their very own vege garden. The single carport is bonus with additional off street parking and a garden shed to store your tools.

Good rental properties have always been very hard to find in Morrinsville due to a lack of supply. With a fantastic tenant in place who would possibly love to stay on, this is ideal for an immediate income stream.

Location is key, close to Campbell Park, Morrinsville Golf Club and minutes' to the township for your local amenities and restaurants. Families will also appreciate zoning for Morrinsville Primary, Intermediate, and College schools, making this a sought-after choice for families.

LM Realty is here to do business with all agents and their buyers, talk to us for more details.

For an info pack or a private viewing, call Leon 027 389 4714 or Chane 021 204 3133.

*Note: Specified floor and land area sizes have been sourced from Property Guru and/or LINZ. We recommend you seek your own independent legal advice.

2 BED | 1 BATH | 1 CAR

PRICE:
$473,500

OPEN FOR INSPECTION:
N/A



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UNIT 1



DRAWINGS ARE APPROXIMATE AND FOR ILLUSTRATION PURPOSES ONLY. WE TAKE NO RESPONSIBILITY FOR OMISSIONS AND ERRORS.
ALL DIMENSIONS ARE MEASURED INTERNALLY AND FLOOR AREAS REFLECT THIS. MEASUREMENTS SHOULD BE VERIFIED AND THE BUYER TO COMPLETE THEIR OWN DUE DILIGENCE.

BLUE EAGLE MEDIA

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

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