

130 SHILLINGFORD BOULEVARD ROLLESTON



FOR SALE

SPACIOUS FAMILY LIVING: NOT A COOKIE CUTTER !

This near new immaculate 216m² home on a generous 554m² section is more than just beautifully built. It is thoughtfully planned, well maintained and ready to move in. With 3 spacious double bedrooms, and a separate office/nursery or a single room for quiet work and multiple indoor-outdoor living areas, this is a home where family memories are made, milestones celebrated, and everyday living just feels easier.

Why You'll Fall in Love:

- Functional plan to accommodate the whole family and guests.
- Designer kitchen with Bosch appliances, walk-in butler's pantry, and wide benches that invite shared meals and weekend baking.
- Effortless entertaining with seamless flow to two sun-soaked patios—ideal for BBQs, birthdays, or a quiet morning coffee.
- Master Bedroom featuring an independent walk-in robe and stylish ensuite that is private.
- Family bathroom including a freestanding tub with tiled floor and is very spacious.
- Separate toilet for ease and convenience with tiled floors.
- Storage options: 2 Hallway, 1 attic space, 1 Garage Cupboard plus built-in wardrobes in two double rooms and walk-in robe in master bedroom.
- Safe, secure, and future-ready with full fencing, trailer/camper access, alarm system, and solar wiring in place.
- Space for spa pool and options for growing families.
- Master Build Guarantee
- Low-maintenance landscaping with a veggie garden ready to grow your own

Set on a wide street you're a short stroll from Foster Park, South Point shops, local schools, and playgrounds.

Call Ram Rangi on 0204343020 to arrange a viewing.

Disclaimer: Information may be sourced from RPNZ, Property Guru, Land Information NZ, or local council records. Accuracy not independently verified.

3 BED | 2 BATH | 2 CAR

PRICE:

Price by Negotiation

OPEN FOR INSPECTION:

N/A



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