



FOR SALE

PRICED WELL TO SELL

Calling all 1st home buyers and investors for a property in the sought-after suburb of St Andrews. This three-bedroom home has had the ceilings throughout painted, roof painted, new LED lights, and brand-new carpet. Ready for you to move straight in.

The house is situated on a freehold section of 647sqm (more or less), is fully fenced with lawn space at both the front and rear of the property. Plenty of off-street parking and a double garage with an automatic door to keep your vehicles secure.

St Andrews is a highly sought-after suburb that continues to attract families and professionals alike. With local shops a short walk away on Sandwich Road, including the very popular cafe Cinnamon. If golf is more your style, the stunning 18-hole St Andrews Golf Course is within easy reach.

Convenience is key in this location, with easy access to Hamilton's amenities and transport links. The Base is a short drive away. The property's position in this well-established suburb ensures you'll be part of a thriving community while enjoying the peace and quiet of suburban living.

Don't miss this chance to make your mark in St Andrews. With its solid foundations and enormous potential, this property offers the perfect starting point for creating your ideal home in a suburb that continues to grow in popularity and value.

The vendor is motivated to see a SOLD sign. The property is currently vacant, with flexible settlement dates. This is your opportunity to get in before it's too late. Contact Gavin today for a private viewing

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

*Note: the floor area and property information was sourced from Property Guru and/or LINZ.

3 BED | 1 BATH | 2 CAR

PRICE:
Asking price \$695,000

OPEN FOR INSPECTION:
N/A



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to assist in the marketing of this property.
All measurements are approximate.
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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.