

44 TE KIO CRESCENT,  
PAPAMOA BEACH, TAURANGA, BAY OF

YOUR PROPERTY 



**FOR SALE**

**A NEAT SWEET COASTAL TREAT**

3  | 2  | 2 

You can opt to grow your family or your bank balance here – the choice is yours with this excellent property comprising of a brick and tile 2017 built home. Optimally positioned with a reserve on its back boundary this tidy residence sits within minutes of the beach on a tranquil coastal enclave. So many of the elements add up here for first home buyers, families or investors looking for a steady rental income.

The single level 170 sqm (approx.) floor plan is well arranged for entertaining and daily life with a versatile neutral décor ready to accommodate and coordinate with your treasured possessions. A deep-toned carpet anchors generous open plan living and dining areas with ranch sliders convenient for summer barbecues and relaxing in the sun. With heat pump in the lounge, the interior maintains warmth and year-round ambient comfort. A modern kitchen with vinyl timber-like flooring boasts all the good stuff – modest cabinetry, under bench oven, dishwasher, and the hob beneath a pretty aqua glass back splash. Three double bedrooms include master with outdoor access and a nifty ensuite with tiled shower and heated towel rail. The main bathroom is similarly tiled and comprises of separate bathtub, vanity and shower, while storage includes an internal access to the double garage.

A spacious front yard will accommodate two vehicles off street on this a 378 sqm (approx.) fully fenced freehold section safe for kids and pets. Gardens are largely a blank canvas deal with scope to plant a vege garden to offset your weekly grocery expenses. In zone for

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PRICE: Enquiries Over \$910,000

OPEN FOR INSPECTION: N/A



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