

12 HALL STREET,  
CAMBRIDGE, WAIPA, **WAIKATO**



# FOR SALE

## SOLD PRIOR TO DEADLINE - BY SEAN SENIOR

"No turning back – this property will be sold! Offer deadline: 3pm, Friday 2 May 2025." (unless sold prior)

As you drive up the picturesque tree-lined street, you'll immediately be captivated by the charming exterior of this house and the beautiful landscaped front yard.

Upon entering, you'll be greeted by the spacious and airy living room, perfect for hosting family gatherings or relaxing after a long day. The large windows allow natural light to flood in, creating a warm and inviting atmosphere. The open floor plan seamlessly connects the living room to the dining area and kitchen, making it the heart of the home.

The house boasts 3 spacious bedrooms plus home office, each with their own unique charm. The master bedroom is a true oasis, with a luxurious en-suite bathroom and a large built-in wardrobe. Soak in the tub after a long day or enjoy the convenience of getting ready in your own private bathroom. The other three bedrooms are perfect for family members or guests, with plenty of closet space and natural light.

But this house isn't just about the indoors. Step outside to the expansive backyard, where you'll find the perfect outdoor entertainment area. Host summer BBQs or relax with a good book while enjoying the beautiful New Zealand weather. The backyard is fully fenced, providing privacy and security for your loved ones or furry friends.

Inside, you'll also find a rumpus room, perfect for a home gym, playroom, or office. The possibilities are endless with this versatile space.

With a floor area of 197 square meters and a land size of 716 square meters, there is plenty of space for your family to grow.

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PRICE:  
Asking price \$860,000



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