

61 HASTINGS ROAD,  
PYES PA, TAURANGA, BAY OF PLENTY

YOUR PROPERTY **HQ**



# FOR SALE

**ENTICING ENTERTAINER WITH TIMELESS STYLE**

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If there's a competition for street appeal, then we have a clear winner in this double-glazed brick and cedar clad home positioned on a desirable street in a popular family-oriented neighbourhood. Owners have prioritised the curation of a picturesque, landscaped environment for their home, with this exceptional property likely to appeal to those who love to entertain alfresco and savour a go-with-the-flow lifestyle.

Comprising of a generous 179 sqm (approx.) floor plan, the considered layout is designed to cater for daily life just as much as special occasions. Open plan living areas include a sunny and spacious dining area with heat pump while banks of ranch sliders access a patio and smooth lawns with manicured gardens incorporating a well cultivated espalier wall backdrop. Lots of cabinetry, modern appliances and a sociable island bench sum up the efficient kitchen where the lead chef will have no trouble catering to the hungriest of hordes. The master bedroom has its own slider doors to the patio and comprises also of a tidy little ensuite while the stylish family bathroom adds in a bathtub and has toilet separate.

Internal access double garaging has parking outside on the forecourt for extra vehicles on a fully fenced 449 sqm (approx.) section with mature trees and a small shed for the garden tools. In zone for Tauriko School and handy for excellent colleges, the main arterial routes are nearby for city centre or Kaimai and Rotorua commuters. Additionally, this superb property sits close to the Tauranga Crossing hub for easy

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PRICE: Asking price \$1,020,000

OPEN FOR INSPECTION: N/A



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This Plan Is For Presentation Only And Not Part Of Any Legal Document Or Title.

Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.

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