



FOR SALE

MODERN LIVING - TIMELESS ELEGANCE!

Perched in the prestigious Ara Hills enclave, this architectural masterpiece offers an exceptional blend of space, sophistication, and stunning bush views. This impressive double-storey residence showcases five bedrooms and 4 bathrooms across a generous 318 square meters of thoughtfully designed living space.

The home's grand proportions are immediately evident with three distinct living areas, providing perfect spaces for family gatherings and quiet retreats. The master suite is complemented by a sitting-room, while built-in wardrobes throughout ensure abundant storage solutions for the whole family.

Premium features elevate this residence to a class of its own:

- Comprehensive climate control with ducted heating and cooling plus air conditioning
- Elegant floorboards throughout
- Modern security with alarm system and intercom
- High-speed broadband connectivity
- Quality appliances including two ovens

Outdoor living is a true highlight of this 541-square-meter property:

- Expansive deck perfect for alfresco dining
- * Retreat-style backyard framed by a tranquil native bush backdrop - your own secluded sanctuary.
- Multiple outdoor entertainment areas
- Secure parking with remote-controlled double garage

Orewa's coastal charm adds immense value to this outstanding property. The area boasts one of the major beaches surrounding Whangaparaoa Bay, perfect for morning walks or weekend activities. The location offers an enviable lifestyle with easy access to:

- Orewa town centre with Hillary Square
- Multiple educational options including Orewa College, Orewa School, and Orewa Beach School
- Northern Motorway connection, just 40 kilometres from central Auckland
- Local attractions including the historic Alice Eaves Scenic Reserve
- Comprehensive shopping facilities and community amenities

The property sits in a rapidly developing area that has seen significant growth in recent years.

5 BED | 4 BATH | 2 CAR

PRICE:

Price by Negotiation

OPEN FOR INSPECTION:

Aug 23 at 12:00pm - 12:45pm

Aug 24 at 12:00pm - 12:45pm



Pavithra Pillay

021420995

pavithra@realty.co.nz

www.atrealty.co.nz