



**SOLD**

## FAMILY HOME WITH SPACE, SCHOOLING, AND POTENTIAL

If you have vision and the ability to deliver some non structural TLC, this large elevated property will once again be a fantastic family home in zone for both Tawa Intermediate and College.

Nestled at the northern end of the suburb on a generous 911 square metre section, this large 250 sqm three-bedroom, two-bathroom 1970's family home at 1 Fyvie Avenue offers the perfect blend of large living and outdoor entertainment spaces .

With three great sized bedrooms and two full bathrooms this home offers convenience for busy family routines.

A tandem garage provides secure parking and storage, completing the practical elements of this ideal family home.

The dedicated outdoor entertainment area provides the perfect setting for year-round gatherings and its elevated position captures the 180 degree urban valley views.

Tawa offers an exceptional lifestyle and is renowned for its excellent transportation links, providing quick and convenient access to Wellington's CBD - often faster than many inner-city suburbs. Families will also appreciate a strong educational foundation, with numerous primary schools within walking distance and the well-regarded Tawa Intermediate & College serving older students. The area boasts excellent childcare options and is known for its family-friendly community atmosphere.

- In zone for Tawa Intermediate and Tawa College
- Outdoor entertainment area perfect for hosting friends and family BBQ's and gatherings
- Tandem garage with internal access and additional storage space
- Two separate living areas offering flexible family arrangements
- Elevated balcony capturing 180 degree expansive urban/valley views
- Large rumpus room downstairs, great for hobbies, kids play area etc

For daily conveniences, local shopping centres and the nearby Outlet City Shopping Centre offers retail therapy close to home, and of course only 3 mins drive to Transmission Gully Motorway giving quick access to Wellington city, Hutt Valley and the Kapiti coast..

Tawa's extensive network of walking and cycling trails, including the scenic Porirua Stream trail,

**3 BED | 2 BATH | 2 CAR**

**PRICE:**  
\$780,000

**OPEN FOR INSPECTION:**  
N/A

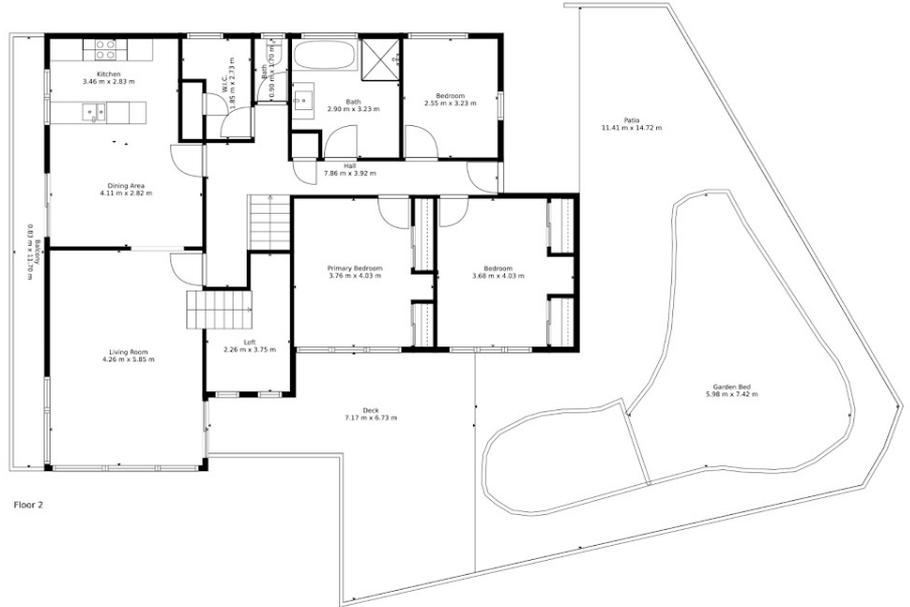


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Floor 1



Floor 2

Measurements are indicative only

# 1 Fyvie Avenue Tawa



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.