29B NEWPORT TERRACE **SEATOUN**











FOR SALE

LIFESTYLE AND LOCATION — YOURS TO SECURE

Crafted for the view and designed for low-maintenance living, this property offers a well-priced entry into one of Wellington's most prestigious suburbs. With ever-changing panoramic views over Seatoun Beach and the harbour, this home is ready for its new owners and truly needs to be seen to be appreciated.

Elevated above Marine Parade and spread over four levels, this home features seamless indooroutdoor flow throughout and is purposefully designed to embrace its coastal outlook. The main living level, with its open-plan design and well-appointed kitchen with breakfast bar, effortlessly extends to a sun-drenched deck, ideal for both daily living and entertaining.

The primary suite occupies its own level, offering a true sanctuary complete with a walk-in wardrobe, ensuite, and private deck. On the lower level, you'll find two further double bedrooms, both with deck access and spectacular views, as well as a family bathroom with a separate bath and shower.

Luxe List of Features:

- Quietly elevated above Seatoun's waterfront, with sweeping coastal views from every level.
- Clever separation of living and bedroom levels, with decks on each floor offering excellent indoor-outdoor flow.
- Double glazing, flued Rinnai gas heaters, log fire, and an infinity gas hot water system ensure year-round comfort.
- · Constructed with Coloursteel cladding for a modern aesthetic and minimal upkeep.
- Proven AirBnB success with approx. \$50,000 per annum in income for the current owner.
- Embrace the Seatoun lifestyle, moments from the beach, local cafes, schools, parks, and the Eastern Walkway. Convenient to the airport and Weta Studios.

Deadline sale closing Thursday 23 October at 2pm (unless sold prior). Price guide upwards of \$849,000

3 BED | 2 BATH | 1 CAR

PRICE:

Deadline sale. Deadline date 23/10/2025

OPEN FOR INSPECTION:

Oct 19 at 11:00am - 11:30am



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Floor 2





MEASUREMENTS AND DIMENSIONS ARE APPROXIMATE ONLY. ALL ENQUIRIES MUST BE DIRECTED TO THE AGENT, VENDOR OR PARTY REPRESENTING THIS FLOOR PLAN.

Floor 3

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.

