



# FOR SALE

## BEAUTIFUL HOME IN TOP SCHOOL ZONES

Our very motivated owner is reluctantly offering this beautiful home to the market as she looks to downsize, presenting an outstanding opportunity for the next owners.

Download Property Files here: <https://www.agentsend.com/VTER>

Recently refreshed and freshly painted, this warm and thoughtfully designed home offers four spacious double bedrooms, with three upstairs, including the master with an ensuite, and one downstairs bedroom with a semi-ensuite, ideal for families, guests, or investors. The layout provides excellent flexibility, featuring a conservatory, three bathrooms, separate living, and an open-plan kitchen designed for comfort and easy entertaining.

Further highlights include freehold independent living, excellent all-day sun, peace and privacy, an original garage cleverly converted into a rumpus room, and an easy-care garden with an inviting outdoor entertaining area.

Perfectly positioned and zoned for Westburn Primary School and Burnside High School, and just minutes from the University of Canterbury, local shops, and bus stops, this is a fantastic opportunity for families or investors, with motivated selling rarely seen in such a sought-after location.

4 BED | 3 BATH | 0 CAR

PRICE:  
Asking price \$990,000

OPEN FOR INSPECTION:  
N/A



**Anshul Gupta**  
**0220408154**  
anshul@klyne.nz  
klyne.nz