



**SOLD**

## A LEISURELY LAKES LIFESTYLE

Where relaxed indoor comfort flows seamlessly into effortless outdoor living. This gorgeous home is designed for those who love to entertain and unwind alike.

### Arriving Home

Positioned in sought-after area of the Lakes - known for its wide, landscaped streets and generous sections - this home impresses with space and comfort. Set on a substantial 620sqm (approx.) fully fenced site, there's plenty of room for children and pets to play safely, with everything thoughtfully designed for easy living.

### Living & Entertaining

As beautiful as the home is, you may find yourself living outdoors. The open-plan kitchen flows through dining and lounge areas to a large covered alfresco patio - perfect for year-round entertaining. From summer evenings to weekend barbecues, this space truly delivers. Immaculate year-round green lawns without the upkeep, surrounded by easy-care gardens, creating a private, peaceful backdrop.

### Accommodation with Separation

- \* Three generous double bedrooms
- \* Master suite with walk-in wardrobe and private ensuite
- \* Beautifully appointed main bathroom
- \* Separate bedroom wing down a private hallway, ideal for guests or giving family members their own space.

### Space for All the Toys

Internal access 49 sqm (approx.) garaging with high stud, plus large off-street parking, provide room for a boat, campervan or extra vehicles.

### Lifestyle Location

Living in The Lakes means access to scenic walking and cycling tracks, reserves and lakeside birdlife. Stroll flat pathways to the Lakes Shopping Village or enjoy nearby parks and playgrounds.

Close to Tauranga Crossing, public transport and Tauranga CBD, and zoned for excellent schooling - this is comfort and convenience combined.

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

PRICE:  
**\$1,077,250**

OPEN FOR INSPECTION:  
N/A



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