

23 MONARCH DRIVE,  
ROLLESTON, SELWYN, **CANTERBURY**



# FOR SALE

**ENTERTAIN IN STYLE!**

3  | 2  | 2 

3 BED / 2 BATH / 2 GGE

Floor Area: 157m<sup>2</sup> Land Area: 404m<sup>2</sup>

Beautifully presented and recently enhanced, this modern three bedroom, two bathroom home offers the perfect blend of style, comfort, and convenience in a fast-growing location.

Although a newer build, the home has already benefited from thoughtful upgrades, including a stunning electric fireplace, stylish pergola for outdoor entertaining, and quality finishing touches throughout. Designed for easy modern living, the spacious open plan kitchen, dining, and living area flows seamlessly to a sunny Kwila deck, creating the perfect space to relax or host family and friends year-round.

Shady Attia | 02102169996 | [shady.attia@attiarealestate.com](mailto:shady.attia@attiarealestate.com) | [Attia Real Estate](#)

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