



FOR SALE

DREAMS OF HORSEING AROUND - COTTAGE AND LAND

BEO \$800,000

Fantastic small lifestyle block includes established cottage 73m2 on the roadside and 3.54ha of land (8.75 acres) more or less on offer.

Useful outbuildings include tractor and shearing shed plus small garage.

If you want to be in the country this is only 20 minutes drive to town so you can still easily commute to work.

If you have dreams of more space for the animals including having a horse, keeping chickens, bees, gardening, foraging and so much more this is a lovely quiet place to be but not hours up the line. Ideal little stay over if you keep horses in the valley. Ideal for writers and artists. You can even hear the kiwis calling at night from the QE2 native block behind.

Starlink can easily be connected up. On tank water from permanent water resource (stream).

The cottage is on the roadside so its easy drive-on. Several vehicles can park at the door. The cottage has been subdivided off a farm block so has been a rental in its former life you can renovate to meet your needs. There is plenty of scope.

Subject to subdivision (See Lot 1) as depicted on the Sales Map drawn by surveyor.

Call Kate Foot the listing agent to chat about the property and to get an appointment to view anytime on 022 105 5630.

PS. Bring your boots its Winter!:-)

2 BED | 1 BATH | 1 CAR

PRICE:

Enquiries Over \$800,000

OPEN FOR INSPECTION:

N/A



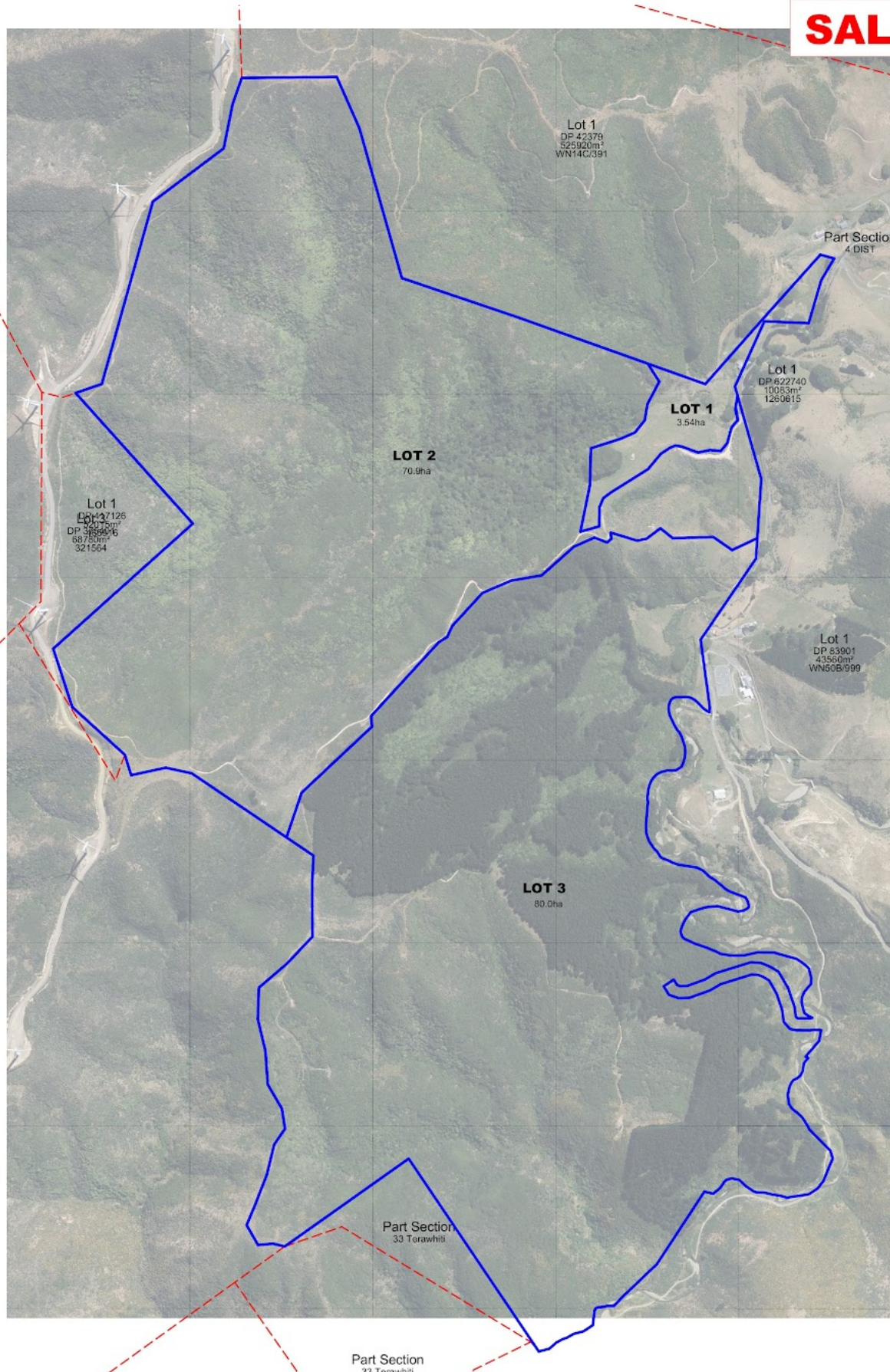
Kate Foot

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SALES



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.

CHETWIN
LAND SURVEYING

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Prepared for KOOIMAN

OF LOT 3 DP 422854
512 SOUTH MAKARA RD
WELLINGTON

Designed by: GFC
Drawn by: GFC
Approved by: GFC
Drawing Number
S10003

Revision
04/05/2026
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Scale
1:6500

A3

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(WARNING) Before commencing work the contractor must ensure that this plan is the latest revision.