



FOR SALE

FAMILY LIVING WITH POSTCARD VIEWS

Welcome to your new home

Nestled on a generous 617 square meter section with stunning views, this impressive 4-bedroom family home at 274 Ballintoy Park Drive offers the perfect blend of space, comfort and convenience. With 193 square meters of thoughtfully designed living space, this property presents an exceptional opportunity for families seeking a quality home in one of Tauranga's most sought-after suburbs.

The heart of this home features two separate living areas, providing wonderful flexibility for family life and entertaining. Whether you're hosting dinner parties or simply enjoying quiet family time, the dual lounge configuration ensures everyone has their perfect space. The well-appointed kitchen conveniently serves both living areas and the outdoor patio through a serving window, adding space and convenience when entertaining guests.

A few great features of this fantastic home are;

- Four generously sized bedrooms offering comfortable accommodation for the whole family
- One full bathroom plus ensuite ensuring morning routines run smoothly
- Built-in wardrobes providing excellent storage solutions throughout
- Air conditioning to keep the home comfortable year-round
- Double garage plus single carport providing secure parking for three vehicles
- Fully fenced section providing privacy and security for children and pets
- Power connected to the shed for workshop enthusiasts or additional storage needs

The outdoor space is equally impressive, with the substantial 617 square meter section offering endless possibilities for children to play, gardening enthusiasts to flourish, and families to entertain. The elevated hills aspect not only provides beautiful views but also captures natural light throughout the day, creating a bright and welcoming atmosphere.

The practical features of this home extend beyond the basics, with thoughtful touches that make daily living more enjoyable. The combination of indoor comfort and outdoor potential creates an environment where families can truly thrive. From school drop-offs to weekend entertaining, everything flows effortlessly from this well-positioned property.

This is more than just a house - it is a home – a place to make memories, build a future, and

4 BED | 2 BATH | 3 CAR

PRICE:

Price by Negotiation

OPEN FOR INSPECTION:

Sep 27 at 11:45am - 12:15pm



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