32 HOROKIWI ROAD WEST, NEWLANDS, WELLINGTON CITY, WELLINGTON 6037

FOR SALE

WELL-PORPORTIONED FAMILY HOME

Positioned in a convenient Newlands location, 32 Horokiwi Road West is a well-proportioned family home that has been lovingly cared for by its current owner. Offering three double bedrooms, a spacious living area, and a practical layout, the home provides comfortable living now with plenty of scope to add value over time.

The home enjoys great indoor-outdoor flow to a wind-protected deck and BBQ area, with excellent afternoon and evening sun. The established gardens are a real feature, with a greenhouse, two garden sheds, and plenty of space to enjoy. There is also potential to explore the addition of a second bathroom or ensuite, subject to the necessary requirements.

Key Features
* Three double bedrooms, with two separate wardrobes in the master
* Spacious living area with good indoor-outdoor flow
* Potential for a second bathroom or ensuite
* Double garage with one side for parking and the other set up as a workshop
* Separate laundry
* Ceiling and underfloor insulation
* Wind-protected deck with BBQ area and evening sun
* Established front and rear gardens
* Greenhouse and two garden sheds
* Off-street parking for approximately 5–6 vehicles
* Roof tek screws recently replaced
* Conveniently positioned between Porirua, Wellington CBD and Petone
* Close to local schools, public transport, Johnsonville Community Centre and shopping

Lovingly maintained by the current owner, this home offers practical family living, established outdoor spaces, and genuine potential to enhance over time. With generous parking, useful storage, and a well-cared-for home, there is plenty here to make your own.

3 BED | 1 BATH | 1 CAR

PRICE:
Price by Negotiation

OPEN FOR INSPECTION:
N/A

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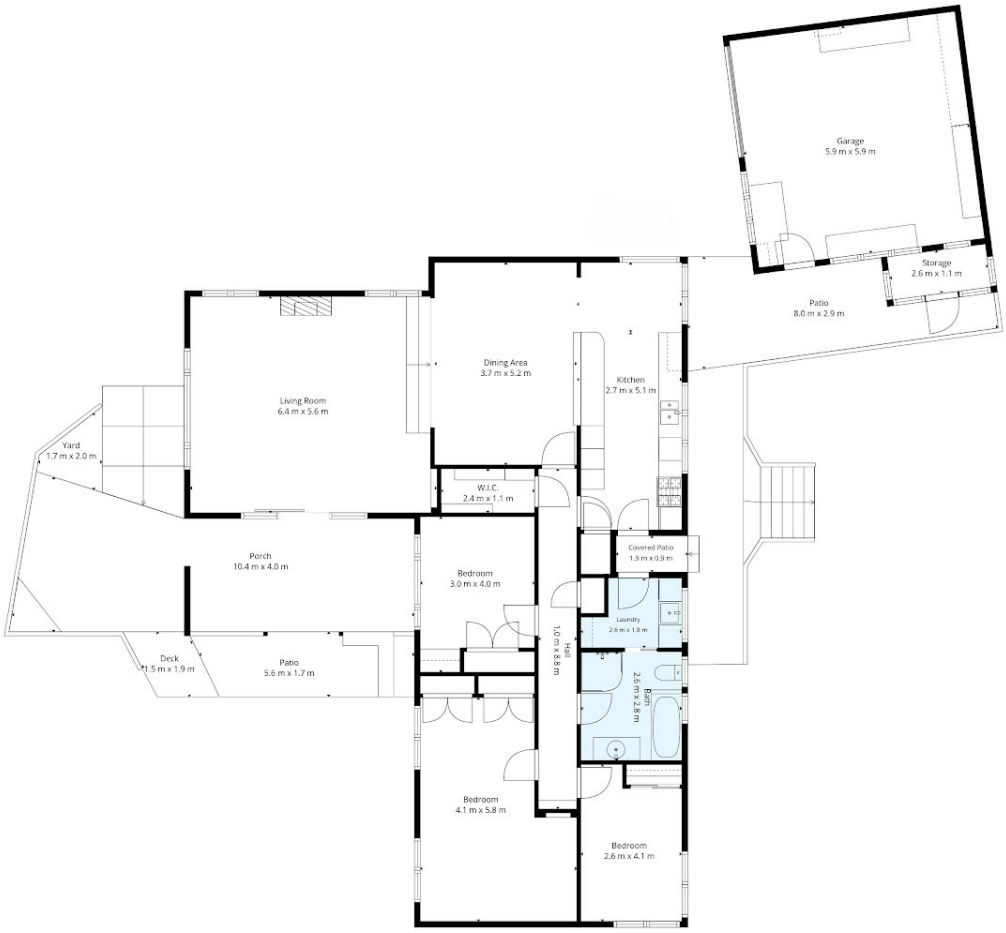

Measurements Are Indicative Only.

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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.

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