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## Freshly Renovated 4 Bed Family Home + Views

A beautifully renovated, north-facing home ready for you to move into. Full of sun and offering stunning rural views.

- 4 generous bedrooms
- 1.5 modern bathrooms
- Brand-new kitchen & open living
- Recent upgrades: New roof, heat pump, & flooring
- Sunny balcony deck with rural views
- Great location near college, hospital & amenities
- Vacant & available now!

All information (including but not limited to the property area, floor size, price, address and general property description) on this info sheet is provided as a convenience to you, whilst care has been taken in preparation, no responsibility is accepted for the accuracy of the whole or any part of this document and interested persons are urged to seek legal advice and to make their own enquiries and satisfy themselves in all respects.

## **Property Details**





Legal description	Lot 44 Deposited Plan 82909 CT: 965047
Website	https://zoomrealestate.co.nz/listings/residential_sale-RX4731297-kawakawa
Rates	Far North District Council \$1,983.85 incl. GST per annum (2025)
Capital Valuation	Land \$170,000 Improvements \$300,000 Capital Value \$470,000 (01 Oct 2022)
Floor Area	120 m <sup>2</sup> (more or less)
Land Area	815 m <sup>2</sup> (more or less)
Building Age	1970s
Bedrooms	4
Bathrooms	1.5
Other rooms	n/a
Garaging	Car port
Services connected	Town water supply, Council sewage.
Chattels Included	Cooktop/Oven, Dishwasher, Rangehood, Extractor fan, Light fittings, Fixed floor coverings, Heat pump
Disclosure	n/a
FNDC Property File	FNDC Property file & LIM report available on request (this info is supplied by Far North District Council, Zoom Real Estate accepts no responsibility for accuracy of contents)