



**8 Neumann Street  
Kawakawa**



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## **Much-Loved Family Home on a Super Large Section**

- 1950s solid family home – same owners for three generations
- 3 bedrooms + office (or 4th bedroom)
- Sunny lounge, combined kitchen & dining
- Extra toilet and separate laundry for convenience
- Double garage with powered workshop, plus shed & carport
- Massive in-town section – room for kids, pets, or future development
- Private setting yet close to schools, shops & parks
- Wheelchair access and easy concrete driveway

**A solid, charming home with endless potential in a top location.**

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.

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# Property Details



Legal description	Section 3 Block VI Village of Waikomio CT: NA977/125	
Website	<a href="https://zoomrealestate.co.nz/listings/residential_sale-RX4736782-kawakawa">https://zoomrealestate.co.nz/listings/residential_sale-RX4736782-kawakawa</a>	
Rates	Far North District Council \$4,592.60 incl. GST per annum (2025)	
Capital Valuation	Land	\$225,000
	Improvements	\$355,000
	Capital Value	\$580,000 (01 Oct 2022)
Floor Area	120 m <sup>2</sup> (more or less)	
Land Area	3212 m <sup>2</sup> (more or less)	
Building Age	1950s	
Bedrooms	3	
Bathrooms	1	
Other rooms	Office	
Garaging	Double garage, Carport and Shed	
Services connected	Town water supply, Council sewage, Fibre internet available	
Chattels Included	Stove, Drapes, Light fittings, Garden shed, Fixed floor coverings, Extractor fan, Heat pump	
Disclosure	Woodburner obsolete	
FNDC Property File	FNDC Property file available on request (this info is supplied by Far North District Council, Zoom Real Estate accepts no responsibility for accuracy of contents)	