

# Papakura, Auckland

Lot 2, 35A Edmund Hillary Avenue

**LISTING AGENT**

Property Provider NZ Limited  
(Licensed REA 2008)

**FOR MORE INFO CONTACT**

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**\$1,000,000**

**Turn Key**

**3**  **2.5**  **1** 

## Edmund Hillary Avenue

Lot 2, 35A

Papakura, Auckland

An outstanding opportunity has arisen to secure this architecturally designed home in Auckland that would suit any astute investor.

The property is ideally located within walking distance to the Papakura township, with multiple schooling options, motorway access, public transport and amenities all close by.

The home offers open plan living, which features the kitchen and dedicated dining room area and with the lounge opening out north-west facing to relax and unwind on those beautiful summer evenings. Offering three well-appointed bedrooms including a master with ensuite and walk in wardrobe plus a study, that truly makes this a beautiful family home.

The garage with the dedicated area for laundry and all its beautiful finishing touches making this a home that families will love.

Built by Lexus Residential Limited.

**House size:** 126m<sup>2</sup>

**Land size:** 178m<sup>2</sup>

**Rent:** \$700-\$735pw

**Approx. Gross Yield:** 3.6%-3.8%

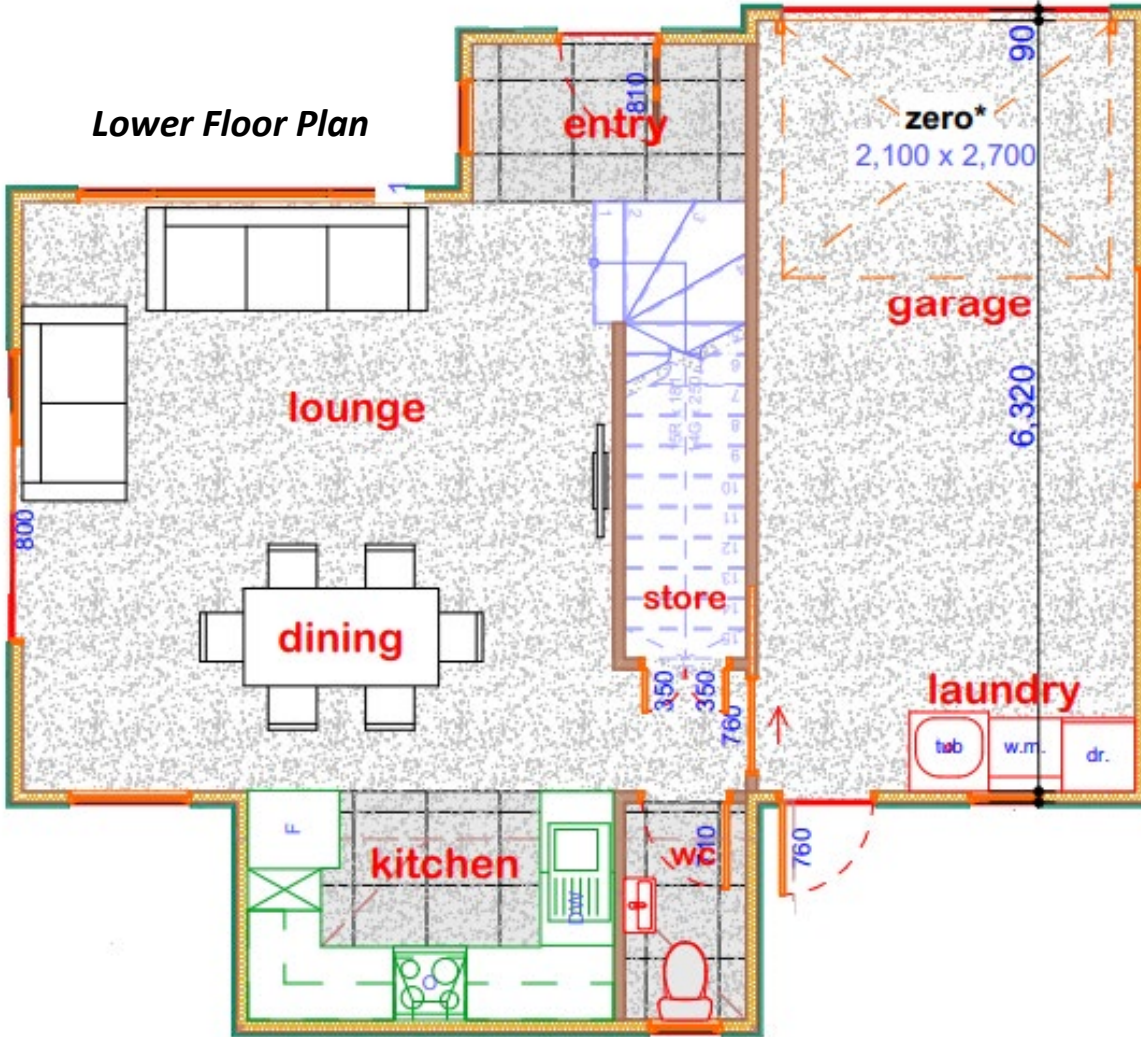
**Estimated completion:** November 2022







Lower Floor Plan



Upper Floor Plan

