

**65A EGMONT STREET**  
HAWERA


SMITH+  
BISHOP



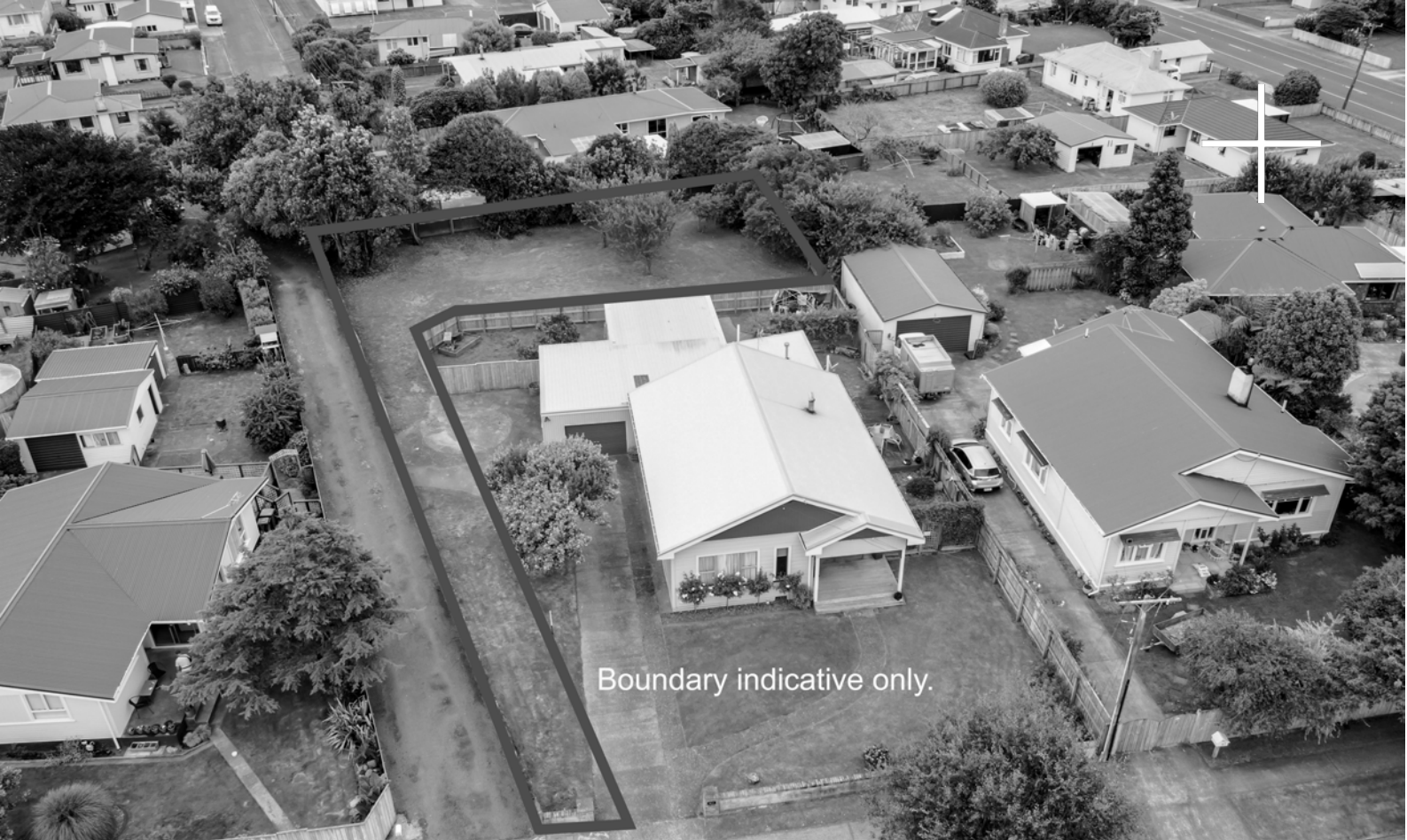
# Rear section ... rare find!

## 65A EGMONT STREET

HAWERA

 737 m<sup>2</sup>

Are you searching for a freehold section where Title has been issued offering both space and privacy? This 737 sqm (more or less) rear prime residential section is available now. Water and sewage at the gate, Engineer's Report available. Work in with the existing fruit trees or plan your blank canvas. A desirable location close to town and amenities ... It's time to think outside the square and secure your piece of Egmont!



Boundary indicative only.

# PROPERTY INFORMATION

## LEGAL

Legal Description:  
LOT 2 DP 573965 Identifier 1047820  
Council Rates: N/A  
Rateable Value: N/A  
Land Area: 737 m<sup>2</sup>

## REPORTS & INFORMATION

Title Available: YES  
Water & Sewage: Town supply at gate

## PROPERTY FREEHOLD

**ALISON SMITH**

0272067479  
alison@smithbishop.co.nz

\* All information are correct at the time of publication.

SMITHBISHOP.CO.NZ

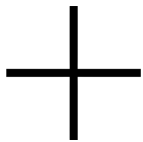












# TITLE



**RECORD OF TITLE  
UNDER LAND TRANSFER ACT 2017  
FREEHOLD**

**Guaranteed Search Copy issued under Section 60 of the Land  
Transfer Act 2017**



  
R.W. Muir  
Registrar-General  
of Land

**Identifier** **1047820**  
**Land Registration District** **Taranaki**  
**Date Issued** 02 June 2022

**Prior References**  
TNG2/1215

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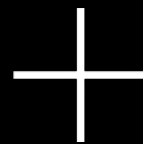
**Estate** Fee Simple  
**Area** 737 square metres more or less  
**Legal Description** Lot 2 Deposited Plan 573965  
**Registered Owners**  
Neha John Junior Katene and Nicole Jade Katene

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**Interests**

10558253.3 Mortgage to TSB Bank Limited - 16.9.2016 at 1:19 pm  
Subject to a right of way over part marked A on DP 573965 created by Easement Instrument 12468153.2 - 2.6.2022 at 1:42 pm  
The easements created by Easement Instrument 12468153.2 are subject to Section 243 (a) Resource Management Act 1991  
12468153.3 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 2.6.2022 at 1:42 pm

# SMITH + BISHOP



## CONNECTING PEOPLE + PROPERTY

We are Smith + Bishop. Founded in 2023, Smith + Bishop is an innovative boutique real estate agency based in South Taranaki, with agents Alison Smith and Khali Bishop.

We deliver something that only a boutique agency can offer – that personal local touch and the attention to detail that you deserve!

With years of experience, unparalleled real estate, and local market knowledge between us, our expertise lay in our ability to offer an alternative to local real estate, with quality service and a passion to forge long-lasting relationships with our clients based on trust and integrity.

We live, sleep and breathe real estate.

We understand that the most valuable aspect of the buying and selling process is in fact – you. That's why we've built our agency around getting to know you, your wants, and your needs so that we can focus on what matters most to you.

We are distinct, refined + innovative. We strive to deliver a bespoke service that sets us apart, offering a modern, polished and innovative approach to real estate. Like any industry, technology continues to evolve. We want to offer you the smartest technology, marketing solutions, and innovative strategies we have access to.

We pride ourselves on our standards and our professionalism. And, we can't wait to work with you!

## DISTINCT + REFINED + INNOVATIVE



### ALISON SMITH

Sales Consultant  
0272067479  
alison@smithbishop.co.nz

The 'Smith' of Smith + Bishop – Alison Smith is a lifelong South Taranaki local, mother, friend, and lover of all things property.

"Growing up under the gorgeous Mount Taranaki, I've always loved to call this my home, and enjoy meeting new faces and welcoming them to our beautiful region."

With a passion for property and meeting new people, Alison is a natural when it comes to real estate. Thriving off forging connections, facilitating people's needs, and finding them the perfect solution in their property journey, Alison's real estate career has had some incredible moments.

From helping young adults into their first home to guiding and transitioning some very special clients into Rest Homes. Alison enjoys becoming a part of these journeys.

"I love being a part of the local community and service is at the heart of everything I do in real estate. I support local schools and businesses working towards a great future, building relationships that go beyond the closing of a deal."

Hard work and dedication has seen Alison achieve multiple awards over the years in real estate, with an eye for detail, creative thinking, and problem-solving – she prides herself on delivering a service like no other.

"Professionally, I am an extremely goal-orientated person, very structured, and always strive for perfection in everything I do. And, personally, well, I love people! I want to get to know you and your family because to me, you are more than a client."

SMITH+  
BISHOP