

23 VOGEL STREET
HAWERA

SMITH+
BISHOP



Explore the potential ...

23 VOGEL STREET

HAWERA

 2  1  1  64 m²  678 m²

When location counts, it makes sense to explore the potential on offer here! 64sqm 1950's Lockwood set on a 678sqm section so close to town centre.

Are you in the market for a property you can add value to? Lockwood interior with polished floorboards throughout. Open plan with heatpump, double bedroom plus single/office.

Freestanding single garage at the front of the property.

Yes you will invest some time and money but this property is screaming to unleash it's potential. The canvas is ready for your personal touch ... when location counts!!



PROPERTY INFORMATION

LEGAL

Legal Description:
Section 40 Town of Hawera CT TN211/31
Council Rates: \$2842.59
Rateable Value: \$315,000
Floor Area: 64 m²
Land Area: 678 m²

PROPERTY FREEHOLD

Built In: 1955
Bedrooms: 2
Bathrooms: 1
Lounges: 1
Roofing: Iron
Heating/Cooling: Heatpump
Hot Water: Electric
Glazing: Timber & aluminium

REPORTS & INFORMATION

LIM and Council File: Council File available
Title Available: YES
Water & Sewage: Town supply

CHATELS

Dishwasher, electric stove, heatpump x 1 + 1 x remote, light fittings, washing machine, wood shed (as is), nets

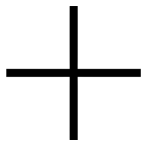
ALISON SMITH

0272067479
alison@smithbishop.co.nz

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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 **TN211/31**

Land Registration District **Taranaki**

Date Issued 31 May 1956

Prior References

TNPR19/239

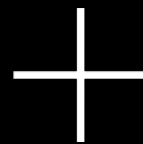
Estate	Fee Simple
Area	678 square metres more or less
Legal Description	Section 40 Town of Hawera
Registered Owners	
Sharon Anne Pollock	

Interests

Subject to Section 59 Land Act 1948

8845960.3 Mortgage to TSB Bank Limited - 5.9.2011 at 9:45 am

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

Owner and 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."

POWERED BY



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