

INFORMATION | 8 Beachview Grove, Peka Peka

<u>Rates</u>		\$5,244.64 (Current Rates Year 2024 to 2025)
<u>RV</u>		\$1,480,000
<u>Build</u>		2008 Building Consent 080475 : New Dwelling & Separate Garage Code Compliance Certificate Issued 17/02/09 Hind Builders Barrakuda Designs Limited
<u>Size</u>		245m2 Dwelling 1,988m2 Section
<u>Foundation</u>		Precast Concrete Posts & Beams Supporting Concrete Slab
<u>Roofing</u>		COLORSTEEL MAXX, With Cooper Downpipes
<u>Cladding</u>		Rockcote - Literock Solid Render Plus System (Colour - Arrowtown)
<u>Finishings</u>		Underfloor Heating in Bathrooms,
<u>Heating</u>		Gas Fire Place, Heatpump (1 Upper, 1 Lower Level)
<u>Energy</u>		Gas Bottles x2
<u>Insulation</u>		External Walls (Ex-Garage), and Ceiling
<u>Interior</u>		Upper Level Open-plan kitchen, living, and dining area out to the wrap-around deck + back deck. Includes a powder room and a master suite with ensuite and walk-in robe. Lower Level Three bedrooms, separate living area, kitchenette with laundry (new 2018), and a full bathroom.
<u>Outdoor</u>		Downstairs Covered Patio, Outdoor Shower, Laundry Terrace, Private Access Way to Beach, Landscaping, Pond (Water Table)
<u>Parking</u>		Separate Double Garage with Workshop 8m x 6.5m, Double Carport
<u>Water</u>		Town Supply for Water, Own Septics, Grey Water Tank 7,000L, Bore
<u>Internet</u>		Fibre



Chattels | Auto Garage Door Opener (2) and (2) Remotes, Window Treatments
Clothesline, Dishwasher, Electric Oven, Gas Hob, Extractor Fan (3), Fixed Floor Coverings,
Heated Towel Rails (2), Heatpump (2) and Remotes (2), Infinity Water Heating System, Light
Fittings, Fridge, Rangehood, Security System, Smoke Detectors, Microwave, Bore, Bar
Fridge, Remote for Alarm (2), Gas Fire + Remote, TV Cabinet, Black Wire Shelf (Kitchen),
Totem Pole, Hooks for Art In Upstairs Living

Rental | (Available on request)

NOTE: This information is provided in good faith, based on information available at the time and as advised by the current owner.

