

GRIFFIOEN.



148

148 HOON HAY ROAD
HOON HAY



Scan the QR code to access reports and sale particulars

SOLID BUILD. EASY LAYOUT. PRACTICAL LIVING.



2



1



1



110 m²

Buying your first home?

Downsizing without giving up comfort?

148 Hoon Hay Road gives you a practical next step.

Around 110sqm of well planned space. Two good sized bedrooms. A central bathroom. A spacious living area where you can spread out and actually enjoy your downtime.

Sliding doors open to a small garden area. Set up a table, grow a few plants, enjoy some sun. All without taking on a high maintenance section.

The single garage keeps the car secure and the storage tucked away.

You have easy access to the Port Hills for weekend walks and bike rides. Public transport runs nearby. Barrington Mall is a short drive for groceries, shops, and everyday errands.

Simple to live in.
Easy to manage.
Ready when you are.

WELCOME.

DEADLINE SALE
WEDNESDAY 6TH MAY AT 12 NOON
(UNLESS SOLD PRIOR)

Legals

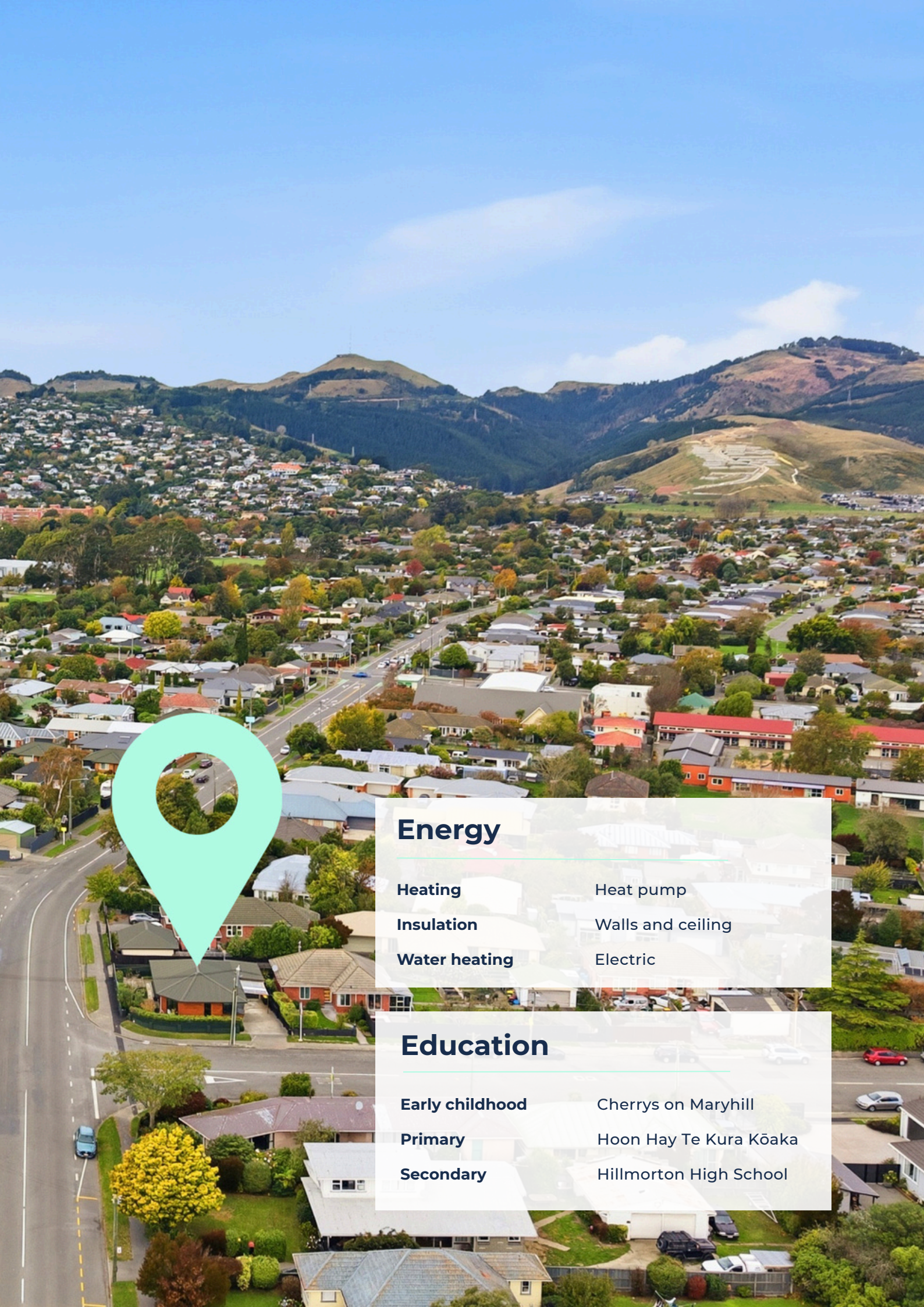
Floor area	110 m ²
Tenure	Cross lease
Rateable value	\$600,000
Land value	\$265,000
Improvements value	\$335,000
Rates	\$3,716.75
Council zone	Residential Suburban
Technical category	TC3

Construction

EQ repairs	Managed repair
Year built	1992
Exterior	Brick
Roof	Coloured steel
Joinery	Aluminium

Privacy Statement: We collect your details to keep a security record, keep you in the loop about this property, share other properties that might suit you, and touch base about our sales and marketing services. We won't sell your information, and we'll only use it for these purposes.





Energy

Heating

Heat pump

Insulation

Walls and ceiling

Water heating

Electric

Education

Early childhood

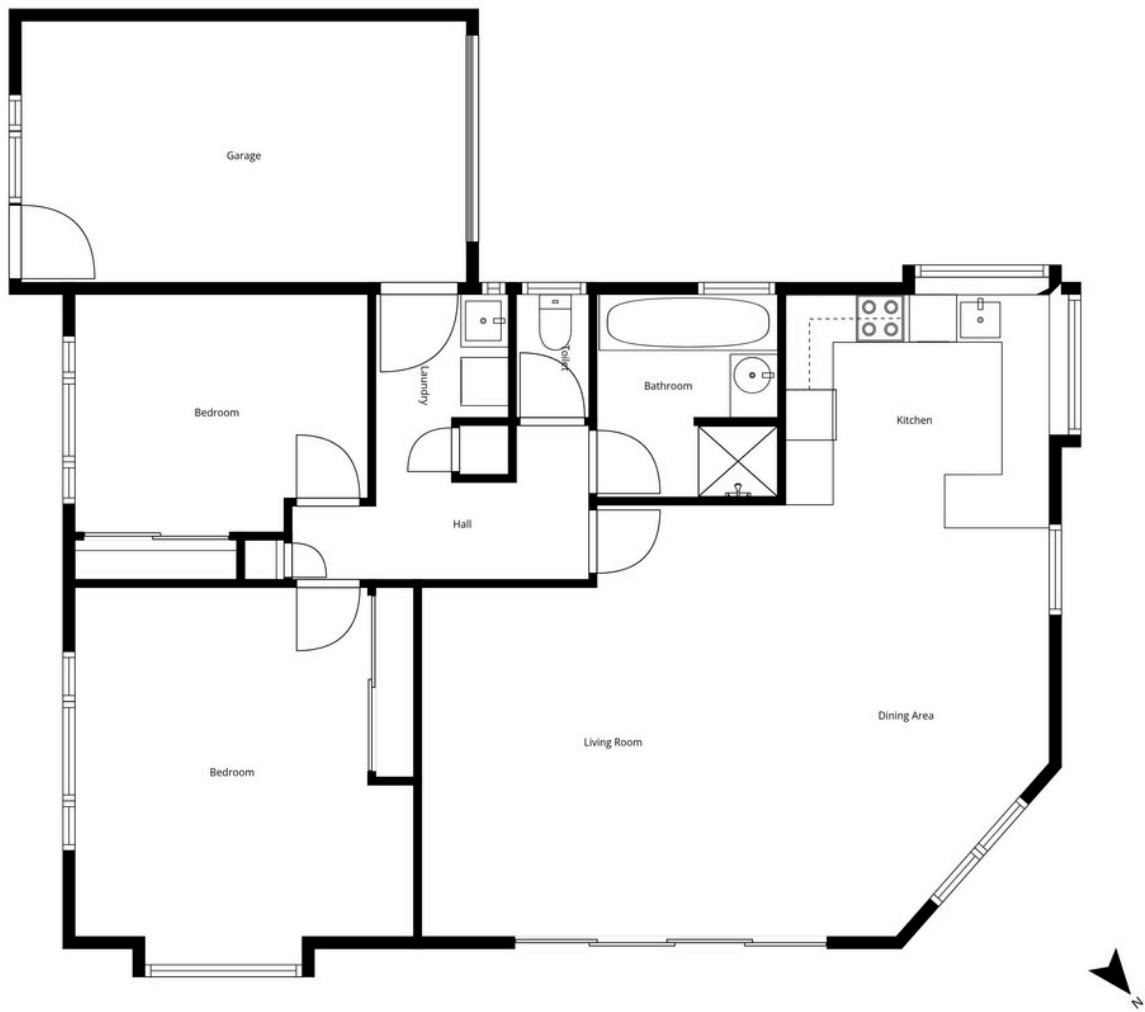
Cherrys on Maryhill

Primary

Hoon Hay Te Kura Kōaka

Secondary

Hillmorton High School



This floor plan has been created using Cubicasa. While measurements are considered highly reliable, they cannot be guaranteed.



STRAIGHT TALK. FAIR FEES. REAL RESULTS.

- ★ **160+ 5-star** reviews on Rate My Agent
- 🏠 **53 properties sold** in the past 12 months
- 🕒 **25** median days on market

If you've been burned by high fees or big promises, you'll like how we work.

- ✓ **Straight-up appraisals** – based on facts, data, and context — not inflated numbers to win your listing.
- ✓ **A marketing plan that works** – designed to give your property every chance to sell, not just tick boxes.
- ✓ **Full visibility, in real time** – see interest in your property as it happens, so you're never left wondering.
- ✓ **Spend where it counts** – competitive commission options so you can invest into marketing and presentation.



SCAN TO REQUEST A
MARKET PRICE UPDATE



GRIFFIOEN.



CALEB GRIFFIOEN



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WHAT DO YOU THINK ABOUT THE PROPERTY?

Scan the QR Code to answer our quick survey

