

**H
&G**

21 Kanawa Street, Waikanae



Get to know us

H & G

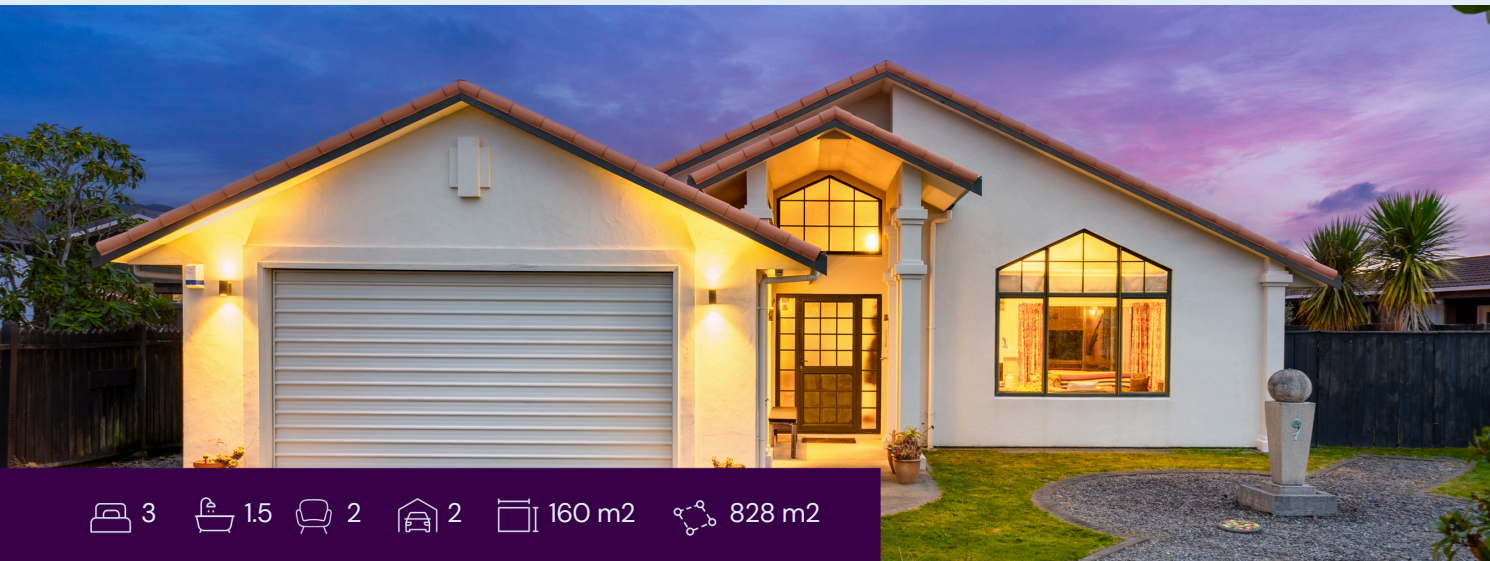
With over 25 years of combined experience in real estate, Hayden, Georgie, and Alison bring together a powerhouse of knowledge, professionalism, and personality that's unmatched on the Kāpiti Coast.

Their previous careers – beer brewer, regional sales manager, and beauty therapist may not be what you'd expect from top-performing agents, but that's exactly what sets them apart. Each has owned and operated successful businesses, and are property and rental owners themselves, they understand real estate from every angle.

This rich and varied background has honed a diverse skill set: razor-sharp attention to detail, the ability to multi-task and stay calm under pressure, creative problem-solving, and the art of negotiating fair deals into premium results.

Just as importantly, they all live and breathe the Kāpiti lifestyle. Having raised their families locally, they're deeply connected to the community and passionate about the people, the place, and the potential it holds. Their approach is grounded, genuine, and community-focused.

Together, they're more than just agents, they're a well-rounded team driven to deliver exceptional outcomes with a down-to-earth, client-first mindset.



21 Kanawa Street WAIKANAЕ

Set on a generous, flat and fully fenced section, 21 Kanawa Street is a home that has been held and loved by the same family for over 20 years. A true reflection of how special both the home and the area are. Positioned to capture all day sun, it offers space, comfort, and a location that is hard to beat!

With room to park the toys and a layout designed for easy living, this is a property that works just as well outside as it does in.

Step inside and you're welcomed by a separate living room with an elevated ceiling, creating a sense of light and openness that instantly lifts the space. From here, the home flows through to a dedicated dining area and a relaxed, functional kitchen with additional open plan living, making everyday home life feel effortless.

Offering three bedrooms and one and a half bathrooms, there's flexibility here for families, guests, or those wanting that little bit of extra space. Double internal access garaging completes the floor plan.

Step outside and you'll discover great indoor-outdoor flow to a private backyard, complete with a thriving vegetable patch, strawberries, and established feijoa and citrus trees. It's a space to enjoy, grow, and make your own.

All of this within walking distance to Waikanae Village via the handy walkways (approx. 10 minutes), local parks, schools and pools, yet tucked away in a peaceful setting.

*SOURCE: Floor/Land Area & RV: PropertySmarts. RATES: KCDC.



Property Information

ADDRESS 21 Kanawa Street, Waikanae, 5036, New Zealand

LEGAL

Title # WN12A/1366
Tenure Freehold
Zoning General Residential
Year built 1990-1999
Rates \$5920.73
Land size 828 m2
House size 160 m2
RV \$860,000

CHATELS

Automatic garage door facility, x1 Garage door remote control, Window treatments, Clothesline, Dishwasher, x1.5 Wall oven, Induction H, Extractor fan, Fixed floor coverings, Garden shed, Heated towel rail, x2 Heat pump (x2 remote), Light fittings, Range hood, Refrigerator, Security system (as is, where is), Smoke detector, Ventilation system, Electric fireplace (as is, where is).

KEY ATTRIBUTES

Living 2
Bedrooms 3
Bathrooms 1.5
Garaging 2
Off-Street Parking 2+

WHAT'S AVAILABLE

Title Yes
LIM Yes
KCDC Building File Yes
Building Report Yes
Rental Appraisal Yes



A great experience

Hayden and Georgie were always professional, recognising where I needed information as I entered the various decision-making stages. They were always respectful and despite a long process continued to support me where required. The end result is very satisfactory, I have already recommended them to others thinking of selling their home.



Service with excellence

A somewhat difficult purchasing experience for us was managed very professionally by Hayden. He went that extra mile to keep us on track and sort out the difficulties we were experiencing with the purchase of our new home. I highly recommend Walker & Bydder to anyone who is purchasing or selling a property.



Dynamic team

Our experience with Georgie and Hayden was really positive. From the word go a plan was set up and they both were enthusiastic and effective when marketing our home. From the photos to setting up open homes and individual appointments. Georgie was really approachable and eager to help with enquiries with just about everything that was asked of her. We are very happy with the outcome and would highly recommend them.



Above & beyond

Our experience with Georgie could not be faulted. Her communication was excellent, she went way beyond what we as purchasers expected from the Vendors agent and every question we asked was responded to promptly and cheerfully. Purchasing from a distance could have been difficult but having Georgie on hand meant all our requirements were met and always in a professional manner.



Right choice

Georgie and Hayden were very persistent in getting our property sold within a very tight timeframe and provided us with detailed updates throughout the process. We certainly made the right choice going with them.



An amazing start

We recently purchased our first home through Georgie Bydder and couldn't be more grateful for her support throughout the process. Georgie was responsive, transparent, and genuinely invested in helping us find the right fit for our family.

Clients & what they say

