

**H
&G**

13a Anaru Street, Raumati Beach



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.



2 1 1 1 100 m² ½ share

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Location, lifestyle, and low maintenance living, 13A Anaru Street delivers the full package in one of Raumati Beach's most sought-after spots. Immaculately presented and ready to move straight into, this is the kind of home buyers are always hoping to find – easy care, beautifully maintained, and positioned right in the heart of everything that makes this area so popular.

Inside, the open plan living and dining area feels light and welcoming, with a sliding door opening out to the rear yard where established gardens create privacy and a peaceful spot to unwind. The separate kitchen is practical and full of natural light, offering everything you need for everyday living. Two double bedrooms are complemented by a modernised separate toilet and bathroom setup, making life easy whether it's day to day living or hosting guests.

But it's the location here that truly stands out. Weka Park is just down the road, while nearby walking and biking tracks make it easy to head towards the beach, Coastlands, or simply enjoy the outdoors. Raumati Beach shops, cafés, the bus stop, Raumati Beach School, and Kapiti College are all within easy reach, making convenience part of everyday life.

If securing your spot in Raumati Beach has been on the wish list, now is the time.

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



Property Information

ADDRESS 13a Anaru Street, Raumati Beach, 5032, New Zealand

LEGAL

Title # WN16C/1403
Tenure Cross Lease
Zoning General Residential
Year built 1970s
Rates \$4,562.03
Land size ½ share
House size 100 m2
RV \$560,000

CHATELS

Automatic Garage Door Facility, x2 Garage Door Remote Controls, Window Treatments, Clothesline, Electric Oven, Electric Stove, x2 Extractor Fans (Bathroom & Kitchen), Fixed Floor Coverings, x1 Heated Towel Rail, x1 Heat Pump & x1 Remote, Light Fittings, x1 Smoke Detector, x3 Shelving Units (Garage), Bathroom Heater, x3 Pot Plants (Outdoors), Garden Bed, x1 Pump (Garage) – as is where is

KEY ATTRIBUTES

Living 1
Bedrooms 2
Bathrooms 1
Garaging 1
Off-Street Parking 1

WHAT'S AVAILABLE

Title Yes
LIM Yes
KCDC Building File Yes
Building Report No
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

