

MCRAE & KNOWLER

PROPERTY BROCHURE

57A TREVOR STREET, HORNBY



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Deadline Sale (unless sold prior), Closing 9th September at 3pm

EASY LIVING, EXCELLENT LOCATION

 3  1  2  150 m²

There's something rather appealing about a home that makes life easy, and 57a Trevor Street does exactly that.

Tucked away in a handy Hornby location, this well-cared-for three-bedroom home is tidy, comfortable and ready for its next chapter. Whether you're buying your first home, looking for a smart investment, downsizing, or want somewhere that doesn't come with a long list of jobs, this one is well worth a look. The heart of the home is the open-plan kitchen and dining area, with good bench space, plenty of storage and modern appliances. There's plenty of room around the dining table for everyday meals or catching up with friends, while the separate living room gives you a little more space to spread out. Internal sliding doors let you close off the living room when you want, with the adjoining sunroom providing a lovely sunny spot to sit back and relax.

All three bedrooms are a good size, each with built-in wardrobes and plenty of natural light. The bathroom is practical and well appointed with both a separate shower and bath, while a separate toilet adds to the everyday convenience. A double internal-access garage provides parking, with plenty of storage space too. And then there's the location. Shops, schools, parks and public transport are all close by, making this a home where the practicalities of everyday life are nicely taken care of.



SCAN TO DOWNLOAD
REPORTS AND SALE
PARTICULARS



LEGALS

Floor area	150 sqm
Tenure	Crosslease (Freehold)
Rateable value	\$580,000
Land value	\$315,000
Improvements value	\$265,000
Rates	\$3764.20
Council zone	Residential Zone E

ENERGY

Heating	Heat Pump
Insulation	Walls and Roof
Windows	Aluminum
Water heating	Electric

CONSTRUCTION

Year built	1980
Exterior	Brick
Roof	Tile

EDUCATION

Early childhood	Kidsfirst Kindergartens Hornby, Beststart Wigram, Barnardos Early learning Centre Hornby
Primary	Te Manu Tukutuku South Hornby School
Secondary	Hornby High School

CHATTELS

Auto garage door opener (1) and (2) remotes, Window treatments, Dishwasher, Electric oven, Electric hob, Extractor fan (1), Fixed floor coverings, Heat pump (1) and (1) remote, Light fittings, Range hood, Ventilation system



INTRODUCING

CAMERON MCRAE

Cameron commenced selling real estate at the age of twenty and has gone on to sell an excess of \$150 million in real estate that has resulted in an increasing database of local clients as well as numerous contacts from outside the region as well.

Cameron's friendly and down to earth nature along with his strong skill set and extensive knowledge of the Selwyn area will guide you through the process of selling or buying your home - striving for a stress free experience for all involved. He consistently achieves top sale prices in every type of market. His communication skills are second to none and the many lasting relationships he's built with clients prove his commitment and dedication to his career. Cameron understands the philosophy that if you are professional, committed, authentically yourself and true to your clients, the results will follow. He specialises in residential homes, house and land packages, sections, bare land and lifestyle blocks.

Aside from his love for listing and selling real estate Cameron can be seen watching local rugby games, water skiing or fishing and diving. He also enjoys cooking and spending time with his wife Laura and their Golden Retriever - Charlie.



SCAN TO REQUEST
A MARKET PRICE
UPDATE

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