

MCRAE & KNOWLER

PROPERTY BROCHURE

9 GREENAN PLACE, LEESTON



9 GREENAN PLACE, LEESTON

Enquiries Over \$749,000

A TRUE FAMILY HOME.



4



2



2



200 m²



801 m²

This modern 200m² four bedroom low maintenance home on 800m² of land offers you the opportunity to purchase a genuine family home in the quiet and safe cul de sac that is Greenan Place Doyleston and be mere minutes from the fully serviced town of Leeston and an easy commute to Lincoln, Rolleston and the City.

This north and west facing home has been positioned with the sun in mind with the spacious kitchen featuring ample bench space, great storage and butlers pantry set to catch the morning rays and the adjoining large open plan dining/living area with the easily accessed covered outdoor living area with its large deck perfect for dining or entertaining as you enjoy the afternoon and evening sun.

This thoughtfully designed home with its four spacious bedrooms and two bathrooms incl the ensuite adjoining the master is a great example of everything the busy family requires from the large practical kitchen, decent sized living area, four proper double bedrooms, two bathrooms including the ensuite, separate toilet and attached double garage. The section as well as the large covered deck has mature plantings and is fenced for pets and privacy and being positioned at the end of the cul de sac there is plenty of peace and quiet to be had as well.



SCAN TO DOWNLOAD
REPORTS AND SALE
PARTICULARS



LEGALS

Land area	801 sqm
Floor area	200 sqm
Tenure	Freehold
Rateable value	700,000
Land value	260,000
Improvements value	440,000

ENERGY

Heating	Heat Pumps
Insulation	Walls and Roof
Windows	Aluminum Double Glazing
Water heating	Electric

CONSTRUCTION

Year built	2011
Exterior	Brick
Roof	Iron

EDUCATION

Early childhood	Active Explorers Leeston, Children First Preschool
Primary	Leeston School
Secondary	Ellesmere College

CHATTELS

Auto garage door opener (1), Window treatments, Clothesline, Dishwasher, Electric oven and cooktop, Extractor fans (2), Fixed floor coverings, Garden shed (1), Heated towel rails (2), Heat pumps (2) and (2) remotes, Light fittings, Range hood, Refrigerator, Smoke detectors, Waste disposal, Bathroom heaters (2),



INTRODUCING

STEPHAN KNOWLER

Stephan commenced selling real estate in the Selwyn District in 2004. With his experience and down-to-earth, practical advice, which is increasingly rare, he offers a valuable service. Holding an AREINZ National Diploma and Branch Manager Qualifications, Stephan is not only a hard-working agent but also a highly qualified one. As enthusiastic as ever, he has extensive experience in all aspects of real estate, including residential, lifestyle, rural, and the development and sale of large subdivisions. Over his many years in the industry, he has handled a wide range of transactions.

Whether you're selling a small cottage or a large rural property, you can expect a stress-free experience and a great outcome with minimal fuss. Having bought and sold numerous properties himself, Stephan understands the perspective of both vendors and purchasers, and he treats everyone with the respect he himself would expect. Growing up in the deep south of Western Southland, he retains a deep love for the land and currently lives on a 13-hectare property in the Irwell district.

When not working, Stephan enjoys spending time with his wife Leonie and their three daughters, Georgia, Matilda, and Jemima. He also loves exploring the great outdoors, with hobbies including fishing, hunting, diving, and boating.



SCAN TO REQUEST
A MARKET PRICE
UPDATE



stephan@mkrealestate.co.nz



mkrealestate.co.nz

Powered by Ownly Ltd. Licensed REAA 2008