MCRAE & KNOWLER

PROPERTY BROCHURE

15 STORMLEA DRIVE, SOUTHBRIDGE



15 STORMLEA DRIVE, SOUTHBRIDGE

Enquiries Over $719,000

CONTEMPORARY COMFORTS, SOUTHBRIDGE CHARM

4 1 2 191 m² 729 m²

Completed in 2022, this contemporary four-bedroom, two-bathroom home delivers an impressive blend of style, space, and everyday functionality in the charming village of Southbridge. It's just been freshly repainted inside and out, ready for its new owners, and immediate possession is available.

Through the spacious entrance, a sleek, modern kitchen forms the centrepiece of the open-plan living zone, enhanced by a 90cm freestanding oven and ample bench space. This space flows into the separate lounge, both with sliding door access to the patio.

Accommodation is generous, with four well-proportioned bedrooms supported by a family bathroom and ensuite, each showcasing fully tiled showers for a refined touch.

Outdoors, the property offers excellent space for families. The secure yard provides plenty of room to play, relax, or garden, while double gate access to the side offers convenient storage for a boat, trailer, or camper.

Modern, low-maintenance, and move-in ready, this is an outstanding opportunity to secure a near-new home in a peaceful Southbridge setting. Perfect for those seeking comfort without compromise, or anyone looking for contemporary living in a friendly rural community.

SCAN TO DOWNLOAD REPORTS AND SALE PARTICULARS

HOLLY SIDDONS holly@mkrealestate.co.nz 020 415 35251













LEGALS

Land area	729 sqm
Floor area	191 sqm
Tenure	Freehold
Rateable value	$680,000
Land value	$230,000
Improvements value	$450,000
Rates	$3364.25

ENERGY

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

CONSTRUCTION

Year built	2022
Exterior	Rockcote
Roof	Colorsteel
EQ repairs	Post Quake Build

EDUCATION

Primary	Southbridge School
Secondary	Ellesmere College

CHATTELS

Auto garage door opener (1) and 2 remotes, Window treatments, Dishwasher, Electric stove & cooktop, Extractor fans (2), Fixed floor coverings, Heated towel rails (2), Heat pumps (2) and 2 remotes, Light fittings, Range hood, Security system (unmonitored), Smoke detectors, LED mirrors (2),

NOTES



INTRODUCING

HOLLY SIDDONS

With a strong background in marketing and sales, Holly knows the value of building relationships, putting the client's needs first, ensuring customer satisfaction and most importantly working with integrity.

Holly brings over four years of real estate experience in the Selwyn property market, where she has successfully sold more than $50 million worth of property. From two-bedroom units to large lifestyle blocks, her strategic mindset, strong communication skills, and deep understanding of the local area make her a trusted advisor for both buyers and sellers.

Known for her professional yet friendly approach, attention to detail, and commitment to achieving the best possible outcomes for her clients. Passionate about real estate and dedicated to delivering results, she consistently builds strong relationships and delivers exceptional service from start to finish.

SCAN TO REQUEST
A MARKET PRICE
UPDATE

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