MCRAE & KNOWLER

PROPERTY BROCHURE

73 SOUTHFIELD DRIVE, LINCOLN


73

73 SOUTHFIELD DRIVE, LINCOLN

Deadline Sale, Closing 9th December at 3pm

FLEXIBLE LIVING AT ITS FINEST!

4 4 2 241 610 m²

Leaving nothing to be desired, this 4 bedroom, 4-bathroom home provides an exceptionally practical layout to accommodate extended families and visitors. There is even a separate study/additional single bedroom offering further flexibility.

High stud ceilings throughout the home create an immediate sense of light and spaciousness. Open plan kitchen/dining/living, with practical hard flooring, opens out to the deck with large glass sliders. The stylish kitchen offers an abundance of features with a plumbed double fridge space, Bosch appliances, induction cooktop and a walk-in pantry. Further living space is provided by a separate lounge with a feature boxed ceiling.

Landscaping is low maintenance with lawn, raised plantings, numerous established fruit trees, plus a large, freshly stained, timber deck with built-in seating, ideal for entertaining and family BBQs.

Extra desirable features include a ducted central heating system, two tiled showers, a separate laundry and a carpeted double garage with internal access. Just around the corner from Blunden Park and the scenic Te Whariki wetland trails. Walking distance to New World, Lincoln University and Lincoln township where an abundance of cafés, restaurants and bars await both your palate and pleasure!

SCAN TO DOWNLOAD REPORTS AND SALE PARTICULARS

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













LEGALS

Land area	610 sqm
Floor area	241
Tenure	Freehold
Rateable value	1040000
Land value	390000
Improvements value	650000
Rates	4149.25

ENERGY

Insulation	Walls & Roof
Water heating	Electric

CONSTRUCTION

Year built	2020's
Roof	Iron, including steel

EDUCATION

CHATTELS

Automatic garage door facility, Window coverings, Clothesline, Dishwasher, Wall/under bench oven, Cooktop/hob, Bathroom extractor fans, Fixed floor coverings, Heated towel rail, Light fittings, Rangehood, Smoke detectors, TV brackets, Cooktop/hob (Induction), Ducted heat pump

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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