

Monday, 4 May 2020

37 Medway Place, Chartwell

This newly built three-bedroom home is located in a very sort after location just off Wairere Drive, near the Greenhill round-a-bout, making it easy to get around town. It is only 10 minutes' drive to Waikato University and less than 20 minutes to the CBD or The Base. This modern décor house features a large open-plan kitchen, dining and living area with three large bedrooms, a modern family bathroom that includes both shower and separate bath, an en-suite of the master bedroom and a double internal access garage. There is a sunny deck just off the living area and a low maintenance, fully fenced backyard. The front of the house is just as tidy, with small easy-care gardens decorating the drive and footpath. The kitchen is equipped with a ceramic cook top, Stainless dishwasher and under-bench oven, and has a breakfast bar separating the kitchen from the dining area. Another feature to mention is the large walk-in linen cupboard which also houses the hot water cylinder.

Features:

- ❖ Newly Built
- ❖ Modern living
- ❖ Low Maintenance section
- ❖ Close to Wairere Drive

Financial Parameters:

Given the current market, it is my opinion that this house should rent somewhere between \$570 and \$620 per week.

This appraisal is based on our recent experience and research in this area. Market and seasonal conditions at the time of letting will influence the actual rent obtained.

Yours truly,

Ben Roberts
Business Development Manager

**Whilst careful market research has been undertaken to provide realistic appraisal information on the current details available, Waikato Real Estate Ltd accepts no liability for the accuracy and completeness of the appraisal information provided. Users of the appraisal information are advised to complete their own independent assessment.*