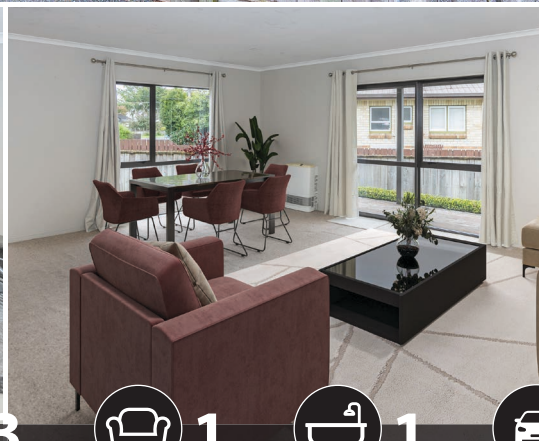


WELCOME HOME!

EXCLUSIVE



 3
BEDROOM

 1
LIVING

 1
BATHROOM

 1.5
GARAGE



41 Elizabeth Street, Matamata

Tucked away in a peaceful location near Matamata CBD, this delightful 3-bedroom family home is a fantastic choice for first-time buyers or astute investors seeking a promising rental prospect.

View on www.trademe.co.nz REF # SDRE186



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Sell Assist is New Zealand's premium flat rate Licensed Real Estate agency. We offer a fixed fee of \$14,995 plus GST (excluding marketing) on all sales New Zealand wide. With a lower commission you can sell faster, make more money and really maximise your sale. For more information please give us a call on 0800 735 534 or visit sellassist.co.nz.

Disclaimer: Every precaution has been taken to establish the accuracy of the material advertised. Prospective purchasers should not confine themselves to the contents but should make their own enquiries to satisfy themselves in all respects. Sell Direct Real Estate will not accept any responsibility should any details prove to be incomplete or incorrect.

3D FLOOR PLAN

- Insulated
- Healthy Homes compliant
- Open plan living
- Large deck
- Off street parking
- Secure family section
- Close proximity to Matamata CBD

PROPERTY FEATURES

- Fixed floor coverings
- Light fittings
- Curtains / Blinds
- Cooktop
- Dishwasher
- Rangehood
- Garden shed

CHATELS

Land Value:	\$270,000	Lot:	1
Improvements Value:	\$340,000	DP:	410253
Capital Value:	\$610,000	Floor Area:	93m²
Rates:	\$3,122.61	Land Area:	512²
		Age:	2009

LEGAL DESCRIPTION

For Sale: \$637,000



View on TradeMe
REF # **SDRE186**

For property reports and additional resources relating to this property please go to selldirect.co.nz or contact our Licensed Negotiator

CONTACT

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sellassist@selldirect.co.nz

METHOD OF SALE

