



Bedrooms:3

Bathrooms:2

Garages:2

Location, Space And Liveability

1298 Egmont Road, Egmont Village, New Plymouth District

Price: By Negotiation

Located in a tranquil and peaceful setting in Egmont Village and situated on approximately 2.4 acres of land, this property is an ideal choice for those in pursuit of a lifestyle change.

Constructed from resilient concrete blocks, this home embodies timeless architecture lasting comfort and exudes durability and strength. The thoughtful design elements ensure the home stays refreshingly cool in summer and warm during winter.

Built over two levels, the lower level of the home hosts a well-planned layout catering to the needs of busy families. The modern kitchen seamlessly connects the dining to the outdoors creating an effortless flow, perfect for entertaining or simply enjoying the natural beauty that surrounds the property. Downstairs features one of the three bedrooms, along with two spacious

living areas providing ample space for everyone. A family bathroom with a separate toilet adds practicality and convenience. Additionally, a dedicated study and a well-equipped laundry room cater to the demands of contemporary living. The upper level reveals two additional bedrooms and another bathroom with a separate toilet, ensuring privacy and comfort for every member of the family. The internal access double garage is spacious and hosts an additional room to the side offering ample storage space, while the expansive driveway provides plenty of off-street parking.

Its prime location offers undeniable appeal, conveniently positioned just a 12-minute drive from New Plymouth and 6 minutes from Inglewood and directly across the road from Egmont Village School, a small, rural primary school catering for years 1 through to 8. The well-established trees, landscaped lawns and small orchard further enhance the property's allure.

Registered Valuation as at October 2023 \$1,250,000

Don't delay and call today to view this impressive property.

Ref: IN00890

Open Home 11:45am - 12:15pm

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