



WHY CHOOSE BAYLEYSMETRO?

More people choose BayleysMetro to sell their homes than any other company

Dunedin's most experienced and successful sales team

High profile advertising in the Otago Daily Times on Wednesday and Saturday

All properties featured free of charge on realestate.co.nz, trademe.co.nz and bayleymetro.co.nz to maximise internet exposure

One of the lowest commission rates available

If you are considering selling and want the maximum possible price the BayleysMetro team would love the opportunity to talk with you and show you why more people choose BayleysMetro to sell their homes.

If your property isn't with BayleysMetro... is it really on the market?



Maryhill 74 Maryhill Terrace

PROUDLY MARKETED BY
LAWRENCE PEETERS



Villa lovers will absolutely love this!
Deadline sale 9/12/20, 4.00pm (no prior offers)

LAWRENCE PEETERS
REAL ESTATE MARKETING CONSULTANT

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 realestate.co.nz

 trademe.co.nz

 open2view.co.nz

 lawrencepeeters.co.nz





Maryhill 74 Maryhill Terrace

This is a very special family home - from the minute you enter you'll just love the feel and layout with its wide central hallway, three spacious, light bedrooms, a spacious family bathroom, and an open plan kitchen with two adjoining living rooms. A magic section that's private and quiet with a north facing, level front lawn and a north-west courtyard that flows out from the kitchen and living. The perfect layout - super sunny - and harbour and sea views.

Extensively renovated, this gorgeous villa enjoys brand new carpet throughout, ceiling and all exterior walls insulated, two heatpumps, a feature Escea gas fireplace; hallway, master and middle bedroom has 'warm up' underfloor heating (on thermostat control), third bedroom is retro-fit double glazed, fibre connected, excellent storage including in the attic (with lighting) plus off-street tandem parking for three plus vehicles. Popular close-to-everything location including many great schools.

Don't delay as this is for definite sale with a price guide of upwards from \$680,000.

For property information including a video tour go to:
www.lawrencepeeters.co.nz/current-listings

LEGAL DESCRIPTION
Lot 1 DP 9369

RATEABLE VALUE
\$460,000

DCC RATES
\$2481.94

LAND AREA
454sqm

FLOOR AREA
130sqm



Extensively renovated, this is a very special family home. From the minute you enter you'll just love the feel and layout of this spacious villa. Popular, close-to-everything location including many great schools.

