

GUARDIAN Property

REAL ESTATE IN MID CANTERBURY

January 12, 2023



Hidden haven for entertaining 156 Allens Road, Allenton

Proudly marketed by **Property Brokers**

DETAILS **Overleaf**

McLeod REAL ESTATE

SATURDAY

10am - 10.30am 163A William Street
 10am - 10.30am 121 Racecourse Road
 10am - 10.30am 17 Brucefield Avenue
 10.45am - 11.15am 19A Baker Street
 10.45am - 11.15am 55 Wills Street
 10.45am - 11.15am 68 Allens Road
 11.30am - 12 noon 138 Thomson Street
 11.30am - 12 noon 12 Ferrier Place
 12 noon - 12.30pm 6 Filey Place
 12.45pm - 1.15pm 24 Wakanui Road
 2.30pm - 3pm 1 Torbay Avenue, Huntingdon
 2.30pm - 3pm 29 Burrowes Road, Rakaia

Property Brokers

SATURDAY

9.30am - 10am 60A Chalmers Avenue
 10am - 10.30am 330 Havelock Street
 10am - 10.30am 104 Wills Street
 10am - 10.30am 67 Racecourse Road
 10am - 10.30am 6 Johnstone Street
 10.15am - 10.45am 3/120 Cass Street
 10.30am - 11am 18 Johnstone Street
 10.30am - 11am 70 Nursery Drive
 10.45am - 11.15am 115 Trevors Road
 10.45am - 11.15am 11A Havelock Street
 10.45am - 11.15am 131B Walnut Avenue
 11am - 11.30am 38 Catherwood Avenue

SATURDAY

11.15am - 11.45am 5 Manse Place
 11.30am - 12 noon 63 Walnut Avenue
 11.30am - 12 noon 64 Harrison Street
 11.30am - 12 noon 53 Harrison Street
 11.45am - 12.15pm 33 Cross Street
 12.30pm - 1pm 10 Davidson Street



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Hidden haven for entertaining

156 Allens Road, Allenton

Enjoy the peacefulness, privacy and security that the long driveway provides. A rear section of 4540 sqm, a piece of paradise not only for families and professionals but also for entertainers with living areas interconnecting and opening to the garden and courtyard - it's a perfect location. From the moment you step inside you will be consumed by the ambience and style that resonate throughout this seven-year-old Des Millar built home. Upon entering the entranceway, there is a formal dining and living area complete with high ceilings and stone fireplace which is a real feature. The added bonus of the formal lounge which can be opened up to create a perfect entertaining hub or closed to become an intimate room. Adjoining this area, the open plan kitchen with conversation area is a most delightful area

and used often when entertaining with sliding doors leading to the patio/barbecue area. The butler's pantry has fantastic storage and the kitchen has high quality fittings and fixtures. The home has four generous double bedrooms and a separate study provides further options. The master has an enviable walk-in robe and well designed ensuite. Add to this a sun-saturated aspect supplemented by ducted air conditioning and feature gas fire plus underfloor heating in the well appointed bathrooms. With internal access five-car garaging and plenty of off-street parking, there's plenty of room for the home handyman or car enthusiast. Exquisitely landscaped grounds envelop the home with the softness of tranquil greenery. Given the home's proximity to the Allenton shopping centre and town centre, rest assured you are superbly placed to make use of the town's facilities.



Deadline Sale:
Closing 3pm
Wednesday, February 8
(unless sold prior)

Viewing:
By appointment only.

pb.co.nz/AU112471

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Hampstead 60a Chalmers Avenue



Open Home

Lock up and leave

This seven year old low maintenance home is nestled on a rear section down a private driveway, not far from central Ashburton. It has three double bedrooms plus a single bedroom or large office, the master has an ensuite and walk in robe. The heart of the home has an open plan kitchen, spacious dining and living space that leads on to a separate lounge.

For Sale Buyers \$690,000+
View Sat 14 Jan 9.30 - 10.00am
Web pb.co.nz/AU102487

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Ashburton 330 Havelock Street



Open Home

Work relocation calls

Making this property their own with stylish new flooring downstairs and carpeted upstairs, large new heat pump, easy care gardens with ready lawn laid, our vendors are reluctantly relocating closer to work, giving you the chance to enjoy their improvements. This large 150m² townhouse in central Ashburton is on a freehold title and offers two generous bedrooms and main bathroom upstairs.

Deadline Sale closes 2.00pm Fri 13 Jan 2023
View Sat 14 Jan 10.00 - 10.30am
Web pb.co.nz/AU109006

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Ashburton 104 Wills Street



Open Home

Sunny, modern and central

Just the spot... set on a corner section only a couple of blocks to town this spacious unit is well laid out to capture plenty of sunshine. Open-plan living with a modernised kitchen and opening out to the private garden area. Two very large double bedrooms with built-in robes, modernised bathroom, double glazing plus a heat pump. Double garage with office/workshop for extra space.

For Sale Buyers \$545,000+
View Sat 14 Jan 10.00 - 10.30am
Web pb.co.nz/AU112294

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Allenton 67 Racecourse Road



Open Home

Family home with options

This much loved family home has been enjoyed by the current owners for nearly thirty years, it's time for them to move and for new owners to come in and make it their own. Sitting on a section of 1497sqm opposite Ashburton Racecourse, there are huge opportunities here. This solid warm three bedroom home has an open plan dining with extended living space.

For Sale By Negotiation
View Sat 14 Jan 10.00 - 10.30am
Web pb.co.nz/AU109426

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Tinwald 6 Johnstone Street



Open Home

The hunt is over

Situated on a wonderfully sunny corner site with a pleasant outlook this two bedroom townhouse is a must to view. The spacious and functional dining/living area is heated nicely by a floor mounted heat pump. The kitchen has ample storage and a lovely view out to the street. Set nicely for the sun with internal access to garage with an auto door, large laundry and storage area.

For Sale Buyers \$395,000+
View Sat 14 Jan 10.00 - 10.30am
Web pb.co.nz/AU104751

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Ashburton 3/120 Cass Street



Open Home

Don't miss out

Ideal location and only a short walk to the centre of town, this two bedroom unit which is on a very easy care, well fenced corner section gives you great views and plenty of sunlight. The kitchen and dining/living area has some double glazing, is heated by a heat pump and is insulated under the floor and in the ceiling. Master bedroom has access to the bathroom.

For Sale Buyers \$279,000+
View Sat 14 Jan 10.15 - 10.45am
Web pb.co.nz/AU113847

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Tinwald 18 Johnstone Street



Open Home

To wait - may be too late

If you are seeking a quality three bedroom home on an easy care secure section, which is set nicely for the sun and offering excellent indoor outdoor living, then your search is over. Spacious living area, two quality bathrooms (main and ensuite) both offering loads of space. Plenty of wardrobe and storage areas and a well thought out 7 x 7m garage to house those slightly bigger vehicles.

For Sale Buyers \$628,000+
View Sat 14 Jan 10.30 - 11.00am
Web pb.co.nz/AU14377

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Tinwald 70 Nursery Drive



Open Home

A wee gem

Tucked away at the end of a quiet cul-de-sac, this townhouse has been completely refreshed on the exterior. Newly painted tile roof and cladding makes this property, along with its manicured gardens, a real stand out. Double garaging with the laundry incorporated. Three bedrooms with two being doubles and the main bedroom with access to the central bathroom. The toilet is separate.

For Sale Buyers \$590,000+
View Sat 14 Jan 10.30 - 11.00am
Web pb.co.nz/AU110068

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Hampstead 115 Trevors Road



Open Home

Something special here

Not often does a property like this come along, a spacious modern home with the bonus of a large shed, perfect for extra garaging, storage and a workshop. Built in 2006, this much loved home provides relaxed easy living in a stunning park like setting. Everything about this home speaks space. The well appointed kitchen soaks up the morning sun, and flows on to the spacious open plan dining.

For Sale Buyers \$768,000+
View Sat 14 Jan 10.45 - 11.15am
Web pb.co.nz/AU97002

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Ashburton 11a Havelock Street



Open Home

Just completed

Brand new top quality townhouse. Open plan living area with large office/computer nook area which can be closed off. The living space opens to a great deck ideal for enjoying the summer months. Master bedroom has good wardrobe space opens out to the deck area plus ensuite, tiled shower and toilet. Good double garaging as well as off street parking/turning area. Great location handy to town.

For Sale By Negotiation
View Sat 14 Jan 10.45 - 11.15am
Web pb.co.nz/AU113192

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Allenton 131B Walnut Avenue



Open Home

Modern with superb location

Only six years old, this modern two bedroom townhouse is privately tucked away, across from the Ashburton Domain. Spacious open plan living featuring entertainers kitchen, great storage and central island, sunny north/west facing lounge with heat pump and sliding doors out to patio and easy care backyard with pop-up irrigation. Two large bedrooms, master with triple wardrobing.

For Sale Buyers \$590,000+
View Sat 14 Jan 10.45 - 11.15am
Web pb.co.nz/AU111591

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Hampstead 5 Manse Place



Open Home

Private setting - good off street parking

Nicely presented and ready for the next lucky owners. A home nicely positioned to enjoy a private and secure setting where pets and children can run free. The kitchen/dining/living area and separate lounge both open out on to a substantial deck which makes the most of the excellent indoor outdoor flow. Three bedrooms offer space for the family.

For Sale Buyers \$595,000+
View Sat 14 Jan 11.15 - 11.45am
Web pb.co.nz/AU113568

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Allenton 33 Cross Street



Open Home

Captivating character

With the enduring beauty of a character villa offering effortless family living, this is a home that you will immediately fall in love with from the moment you walk up the garden path lined with white standard roses. The open plan kitchen and dining area is generously proportioned and is well configured with the modern kitchen equal parts style and function with quality appliances.

For Sale Buyers \$528,000+
View Sat 14 Jan 11.45 - 12.15pm
Web pb.co.nz/AU111526

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Allenton 63 Walnut Avenue



Open Home

Parkside gem

Positioned perfectly to overlook our beautiful Ashburton Domain, this attractive Oamaru stone townhouse has been immensely enjoyed by it's current owner, but it's time for new owners to make it their own. The open plan kitchen, dining and lounge areas all have lovely views to the park, the lounge being an excellent size has access to an outdoor area.

For Sale Buyers \$475,000+
View Sat 14 Jan 11.30 - 12.00pm
Web pb.co.nz/AU110613

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Allenton 53 Harrison Street



Open Home

Vendors downsizing

Our vendors are motivated and ready for new owners to take over this spacious property in the heart of Allenton. With its two large living areas, spacious three bedrooms plus sleepout, this home has been lovingly improved over the years featuring double glazing, three heat pumps, central log fire with heat transfer, new bathroom and family sized hot water cylinder.

For Sale Buyers \$679,000+
View Sat 14 Jan 11.30 - 12.00pm
Web pb.co.nz/AU108835

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Allenton 38 Catherwood Avenue



Open Home

Catherwood is calling

Step into family-living style with this very spacious three bedroom double glazed home set on a 976sqm section and offering modern-day living in a much sought after location. The home boasts a large main living/kitchen and dining areas with excellent space and natural light, high ceilings and an interconnecting second living area allowing for independent family space when needed.

For Sale Buyers \$795,000+
View Sat 14 Jan 11.00 - 11.30am
Web pb.co.nz/AU114115

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NEW LISTING/OPEN HOME



Picture Perfect

68 Allens Road, ALLENTON

This lovely home is ideal for the family providing four bedrooms and secure grounds all within close proximity to Allenton School. This quality 1960s home provides comfortable living with feature high ceilings plus many benefits of a modern home including double glazing, heat pumps, HRV plus log fire. Two bathrooms is ideal for a family and have recently been renovated including tiled floors and walls with finishing to an excellent standard. Well-presented grounds and sunny north-facing



living with a covered outdoor entertaining area is perfect for all occasions. Internal access garage with storeroom plus exceptional cupboard storage is most convenient.



Price: Offers Over \$675,000 Web ID AUW3564929
View: Saturday, 10.45am - 11.15am

OPEN HOME



Brand New And Waiting For You

163A William Street, ASHBURTON

This brand new build is now ready for new owners. The home has two bathrooms and three double bedrooms, master with en suite. Open plan living heated with a heat pump. Fabulous style kitchen with modern features and ample storage. The garage is a generous size with loft storage and laundry. Easy care section with new landscaping and concrete paths for easy access.

By Negotiation Web ID AUE3125730
View: Saturday, 10am - 10.30am

OPEN HOME



A Family Dream Opportunity

121 Racecourse Road, ALLENTON

Set on a beautifully established 2786m2 section sits this well-appointed large family home. Six bedrooms, two bathrooms and two toilets in the home, one bedroom sleepout with bathroom and toilet. Bright and sunny kitchen with all the modern conveniences is central to the spacious living and dining. Three heat pumps, two in the home, one in the sleepout. Double garage, large spacious garden shed and separate workshop.

Offers over: \$815,000 Web ID AUW3449919
View: Saturday, 10am - 10.30am

OPEN HOME



Fabulous Opportunity

17 Brucefield Avenue, NETHERBY

Fabulous location, walking distance to local shops, schools, Ashburton Domain. This wee beauty is waiting for new owners with three double bedrooms, open plan new kitchen and living room heated with a log burner plus an outdoor covered area to relax in. Separate toilet, new bathroom and separate laundry room. Partially fenced, single carport and plenty of off-street parking.

By Negotiation Web ID AUE3529744
View: Saturday, 10am - 10.30am

OPEN HOME



Brand New and Coming Soon

19A Baker Street, ALLENTON

Tucked away in a private rear section, this home will be brand new. Three bedrooms, two bathrooms, master with en suite and WIR. Open plan kitchen, dining and living areas perfectly positioned for the sun and heated with a heat pump. There is a separate laundry as you walk through to the double garage. The property will be easy care with room for off-street parking.

Offers Over: \$675,000 Web ID AUW3376570
View: Saturday, 10.45am - 11.15am

OPEN HOME



Dream Big

55 Wills Street, ASHBURTON

Here is an opportunity to own a spacious villa in a superb location within walking distance to the Ashburton Domain and town centre. Three fabulous size bedrooms, two living rooms and spacious kitchen with bifold windows. Gas cooktop and electric oven. Two log burners and HRV system. Sunny deck to relax on to entertain family and friends. Four car garaging and a great 1014m2 size section.

By Negotiation Web ID AUW3487470
View: Saturday, 10.45am - 11.15am

OPEN HOME



Room For Everyone

138 Thomson Street, TINWALD

This gorgeous home offers so much with impressive off-street parking, a double car garage with internal access to the house and a double carport. Open plan kitchen/living room with double doors opening to an easy care backyard and a covered private entertaining area. Kitchen with double dish drawers, wall oven, cooktop plus a skylight. Four bedrooms, three doubles, built-in wardrobes, one single. A must view!

Offers Over: \$565,000 Web ID AUT3487447
View: Saturday, 11.30am - 12 noon

OPEN HOME



Charming and Picturesque

12 Ferrier Place, TINWALD

Open plan living room with a sliding door onto a sunny verandah for you to enjoy the quiet peaceful surroundings and overlook the gardens. Three good size bedrooms, one bathroom. The backyard is suitable for family and pets to enjoy. The property has a double car garage and off street parking.

By Negotiation Web ID AUT3558096
View: Saturday, 11.30am - 12 noon

OPEN HOME



All About Location

6 Filey Place, ALLENTON

This four bedroom family property is located in a quiet cul-de-sac in Allenton. The open plan kitchen, dining and living room plus a separate lounge provides space for the whole family. The master has an en suite and walk-in robe. The other three bedrooms are all doubles and are serviced by a family bathroom and separate toilet. Ample storage and a separate laundry. There are two outdoor patio areas along with a gorgeous garden.

By Negotiation Web ID AUW3389393
View: Saturday, 12 noon - 12.30pm

OPEN HOME



Character Beauty

24 Wakanui Road, HAMPSTEAD

Do not miss your opportunity to view this gorgeous family home on an 1868m2 section. Many classic features including ornate fireplaces and beautifully in-built furniture. With three bedrooms and numerous options for living this property will appeal to many. Two heat pumps, log burner plus some underfloor heating. A workshop and hobby room added attractions.

Offers Over: \$595,000 Web ID AUE3482309
View: Saturday, 12.45pm - 1.15pm

OPEN HOME



A Piece of Paradise

1 Torbay Avenue, HUNTINGDON

Fabulous lifestyle living at the lake, this could be perfect for you and your family. Open plan modern kitchen and dining/living room with heat pump and log burner plus a separate lounge to escape to. Four double bedrooms, master with en suite and WIR and sliding doors opening to a lovely patio area. Established gardens, stunning barbecue area plus a work shed!

Offers over: \$750,000 Web ID AUH3526000
View: Saturday, 2.30pm - 3pm

OPEN HOME



Don't Delay This Opportunity

29 Burrowes Road, RAKAIA

A relocated home is ready for new owners. A fabulous opportunity to buy a four bedroom home, three doubles, one single, all with built-in wardrobes. Open plan modern kitchen/living area, double glazing and panel heaters, one bathroom, separate toilet, laundry positioned behind cupboard doors. Single car garage, with off-street parking and easy care gardens. This home is positioned for the sun with a good size back yard.

By Negotiation Web ID RUE3532975
View: Saturday, 2.30pm - 3pm

OPEN HOME



Tucked Away

21C Nelson Street, HAMPSTEAD

Beautifully presented townhouse, spacious open plan kitchen, dining and living space which flows out to the private patio and easy care yard. Three bedrooms, all with built in wardrobes. A jack 'n' jill bathroom opening into the master bedroom plus a separate toilet with hand basin. Double glazing, heat pump, internal access double garage and fully fenced.

Price: \$545,000 Web ID AUE3535905

OPEN HOME



Thinking of Building in Methven?

Lot 156, Camrose Estate, METHVEN

Here is a fabulous opportunity to build your holiday or dream home in the stunning rural town of Methven. We have a section on offer in the popular Camrose Estate subdivision. Lot 156 is a generous 1080m2 bare land section. Title is expected April/May 2023 (to be confirmed). Opuke Thermal Pools and Spa is right on your doorstep. Don't miss this opportunity!

By Negotiation Web ID MU3549131

OPEN HOME



Options Are Endless

79 Chertsey Line Road, CHERTSEY

Currently used as a residence this property provides endless options. The current zoning of Business A permits many uses from retail, hospitality, community, residential and commercial activities including visitor accommodation. This two storey building provides up to eight upstairs bedrooms and large bar and lounge downstairs. One 2464m2 title with spacious grounds, swimming pool and storage sheds. Excellent prominence from SH1.

By Negotiation Web ID CU3029266

Clark McLeod
027 432 2194

Dulcie Ellis
027 629 3260

Mark Lemon
027 339 6665

Susie McLeod
021 668 783

Sarah Grieve
027 308 4461

Roger Burdett
021 224 4214

Laura George
022 063 9744

Jess Cunliffe
027 408 2241

Cathy Corah
03 308 0027

Anita Twamley
03 308 0027

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