



House & Land

# Paerata Rise

3 PAUL SOTUTU ROAD

PRICE \$1,324,740

Located in Paerata Rise, this four bedroom Wanaka design home balances space, comfort and style. Planned for modern family life, it combines strong street appeal with a practical layout that keeps everyday living simple.

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 Total Floor 204m<sup>2</sup>

 Section 482m<sup>2</sup>



Spanning 204 sqm on a 482 sqm section, this single level home suits families and professionals wanting a quality, low maintenance home with room to spread out.

At its heart is an open plan kitchen, dining and lounge, a warm space to relax or entertain. The kitchen includes an island bench, quality appliances and a walk in pantry that keeps your benchtops clear.

A separate family room near the entry provides a flexible second living space, ideal as a media room, kids' zone, quiet retreat or guest lounge. Windows and sliding doors connect the main living area with easy care outdoor living for summer evenings and weekend barbecues.

Love this home? Get in touch.

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