

Pōhutukawa Coast & Country PROPERTY GUIDE

December 2024



10 Coney Lane, Maraetai

Open Homes: Sat & Sun 1:00 - 1:30pm

LOTS OF T-L-SEA

Bring your vision goggles along to an amazing location with an original little 1 bedroom sea-side bach. Perched high on the north facing hill overlooking beautiful Maraetai Beach is where you will find this hidden gem. The 1113m2 (more or less) section stretches from sunny seaside Coney Lane to Carlton Crescent, so potentially you could have a home and a minor dwelling at either end of the section. With views of Waiheke Island and beyond, Maraetai Boat Club, the iconic Wharf and the golden sand of the beach, you don't even have to leave your front door to appreciate just how special this place is. So whether you want to turn this cherished old timer into a minor, build your dream home, or just enjoy this prime location and keep it as your own sea-side bach, that's up to you? This character kiwi coastal cottage will simply steal your heart with its lovely timber floors and timeless sea-side charm. Are you ready to take advantage of this special opportunity to secure a prime slice of Maraetai real estate now as this is the very first time this property has come on to the market? You bring the T-L and we'll provide the sea free of charge!

Marketed By: Special Agents 003

Ian Boswell 027 285 9314,

Nicolette Hale 027 702 9157,

Jenny Chandler 0204 000 2564

Clare Dower 021 206 6822

BARFOOT & THOMPSON



164 Seventh View Avenue, Beachlands

\$1,149,000 | Open Homes Sat & Sun 11:15 - 11:45am

SEVENTH HEAVEN - MOVE IN BEFORE CHRISTMAS

Step into your dream Beachlands lifestyle with this immaculate, low-maintenance townhouse crafted by Mike Greer Homes. Whether you're seeking an investment, upgrading or downsizing, this home has it all! Vacant and ready for immediate possession. Designed for comfort and ease, there are three spacious bedrooms and two bathrooms, including a private ensuite for the master suite. The open-plan kitchen, dining and living area flows effortlessly onto a covered deck for year-round enjoyment.

Need extra space? A separate garage, dedicated laundry and additional WC make this home as functional as it is stylish - ideal for growing families or entertaining guests. An unbeatable location, this home is just a short stroll away from the local shopping centre, scenic beaches and accessible public transport. Secure your slice of paradise today - opportunities like this don't wait! Contact us to arrange a viewing and start living the Beachlands dream.



Marketed By:

Brianne Bignell

021 400 979

OFFICE: 09 536 7011

Lighthouse Real Estate Ltd

- Licensed (REAA 2008)



OPEN HOME NOW ON 4 HOMES FOR SALE

8 Stockade View Lane, Howick

David Reid Homes Auckland Central have produced 4 stunning large town houses in the heart of Howick. The downsize dream, high spec and low maintenance these homes are large enough to be a family home, and easy care enough for a lock-up-and-leave. Two of these units feature a lift for ease between levels.

Open for viewing every
weekend until Christmas
Saturday & Sunday
1pm - 2pm

For further information contact
Brett Christie
027 431 1199

DAVID REID HOMES

SIGNATURE HOMES BOTANY & MANUKAU

Start designing now in Clevedon Meadows



Introducing Clevedon Meadows: Your opportunity to secure a home with titles expected by the end of 2024. With only a 5% deposit required, now is the time to invest in a promising community. Don't wait – contact **Signature Homes Botany & Manukau** and discover the premium sites available exclusive to Signature Homes.

Matthew Woodward | **021 0245 1308**

Angela Whiting | **021 818 500**

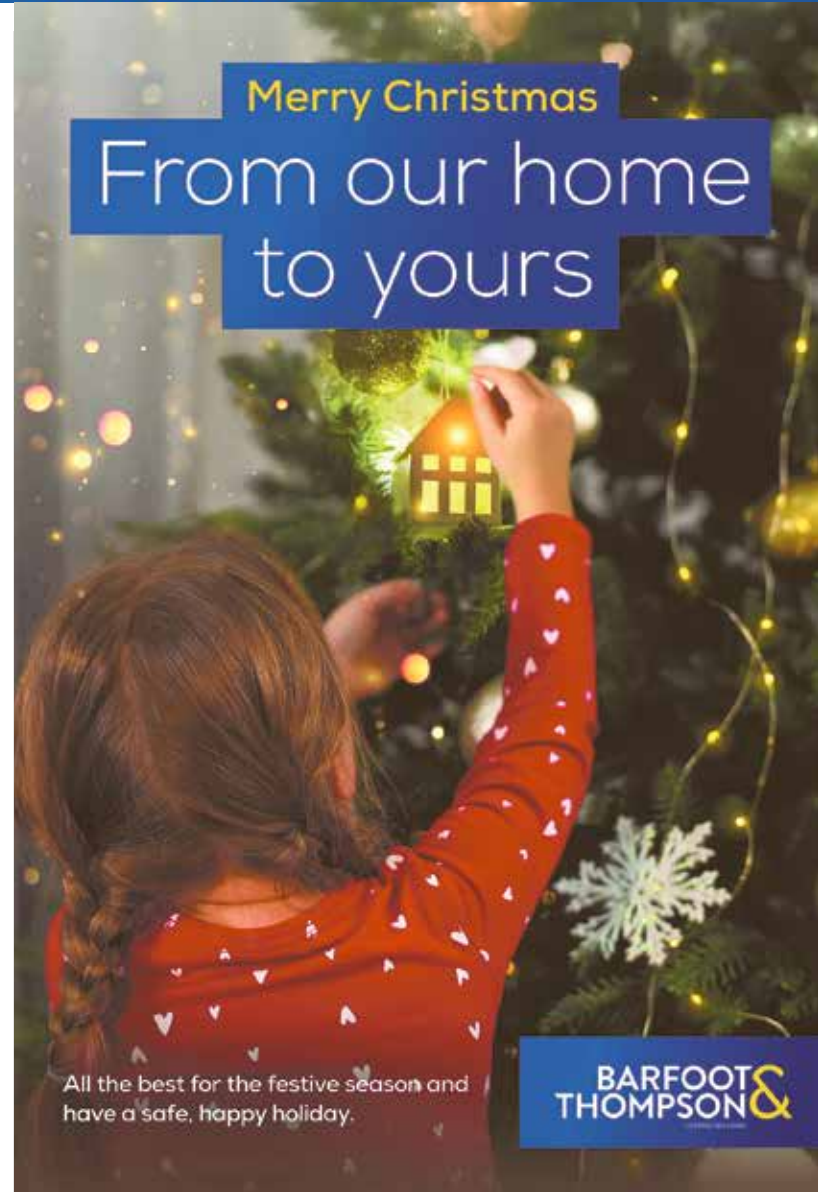
**Signature
HOMES** EST. 1993
YOUR HOME. YOUR WAY.

*Merry Christmas and a Happy
New year!
From the Barfoot & Thompson
Beachlands team*

Nearly the close of 2024, we're proud of our involvement in the community, and the sponsorship and support opportunities as well. We hope to carry on with our community goals and make 2025 even better!

The Beachlands and Whitford branches will have their doors closed from Monday 23 Dec, reopening on Monday 6th January.

Our admin team, property managers and our agents will be available by phone and email as usual outside of statutory holidays.



MARAETAI
10 CONEY LANE



TENDER
4pm Thursday 19th December (unless sold prior)

VIEWING
003 OPEN HOME: SAT & SUN 1:00-1:30PM or
call Nicolette, Jenny, Ian or Clare
barfoot.co.nz/903492

LOTS OF T-L-SEA

- Original 60m² 1 bedroom sea-side bach
- Set on 1113m² (more or less) section
- Breathtaking views of the Hauraki Gulf
- Section from Coney Lane to Carlton Cres
- Secure a prime slice of Maraetai now
- Lovely charming cottage with wow views
- Watch Special Agents 003 video!

SPECIAL AGENTS 003
Nicolette Hale 027 702 9157
n.hale@barfoot.co.nz
Ian Boswell 027 285 9314
Jenny Chandler 0204 000 2564
Clare Dower 021 206 6822

BEACHLANDS
80 KARAKA ROAD

TENDER
4pm Thursday 19th December (unless sold prior)

VIEWING
SPECIAL AGENTS 003
Phone Ian, Jenny, Nicolette, Clare
barfoot.co.nz/903397

HENS DO HAVE TEETH!

- Perfect section for your new project
- Near level fully fenced 1/4 acre section
- Freehold section so close to Marina
- Located opposite Beachlands Domain
- Contact 003 for more information
- Don't be a chicken put your tender in!

SPECIAL AGENTS 003
Ian Boswell 027 285 9314
i.boswell@barfoot.co.nz
Nicolette Hale 027 702 9157
Jenny Chandler 0204 000 2564
Clare Dower 021 206 6822



AUCTION

46 Beachlands Road, Beachlands

This little piggy went to market... and;

- Found the perfect project!
 - Stayed home... dreaming of crafting their forever haven, with a canvas as big as this property
 - Went to the Domain... because it's just across the road!
 - Had fun... because Beachlands' charm, convenience & community spirit are all within reach
- This little piggy said, 'Hurry, hurry, hurry!' A quarter-acre opportunity like this won't last long.

rwbeachlands.co.nz/BCH31141

Lighthouse Real Estate Ltd Licensed (REAA 2008)

2 1 1 1012

Auction

The Shed @ Ray White Beachlands
4:00 pm 16 December 2024
(Unless Sold Prior)

View

Saturday & Sunday
1:30 - 2:00 pm



Brianne Bignell
021 400 979
brianne.bignell@raywhite.com



Paula Kirkman
021 0290 8007
paula.kirkman@raywhite.com

WHY WAIT?



FOR SALE

9 Third View Avenue, Beachlands

Prepare to be captivated by this soul-stirring sanctuary that stands apart from the rest. Meticulously crafted with love and hard work by its current owners, this home is a true gem.

- A spacious world of comfort - 2 living rooms, Study nook, 4 bedrooms & 3 bathrooms
- Open-plan living area offers a seamless blend of entertainment & relaxation, featuring a projector screen & a cozy gas fireplace
- Heated saltwater pool surrounded by mature trees-a private paradise
- Double garage & an additional four-car garage

rwbeachlands.co.nz/BCH31099

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4 3 2 1 6 1 1012

For Sale

\$1,799,000

View

Saturday & Sunday
1:30 - 2:00 pm



Brianne Bignell
021 400 979



Paula Kirkman
021 0290 8007
paula.kirkman@raywhite.com

WHY WAIT?



OPAHEKE 248 Kauri View Road
Buyers Market!

Country lifestyle living on the southern reaches of Auckland City. Located in the Drury Hills area, with the State Highway 1 only minutes away. Offering to you this classic slice of entry level lifestyle real estate! With its two acres (more or less) setting the land contour is ideal for raising animals or growing some of your favourite crops, this well presented four bedrooms plus study home offers a glorious native bush backdrop complete with city views both day and night. Modernised throughout to a high standard, this warm and inviting open-plan home is cleverly designed.

4 2

\$1.395M
GST Inclusive

Mark Needham
M 027 704 6833
E mneedham@pggwrightson.co.nz



Kane Needham
M 027 336 8709
E kane.needham@pggwrightson.co.nz



pggwre.co.nz/PUK39667



CLEVEDON
Clevedon Large Land Holding

A 50 hectare plot of land is available in a highly sought after area of Clevedon. Features are a long boundary near the Wairoa River, with the flat contour rising gently up to the road. There are a number of building sites for that dream house that affords expansive rural views and north over the property towards the river and the Hauraki Gulf. Infrastructure includes an old dairy shed, cattle yards, implement/hay shed and water pump shed. The property is well divided into 24 paddocks with water supplied to troughs from a farm bore. The farm includes two residential units, both are tenanted.

PRICE BY NEGOTIATION
Plus GST (if any)

Adrian van Mil
M 027 473 3632
E avanmil@pggwrightson.co.nz



Richard Wright
M 027 454 6000
E richardwright@pggwrightson.co.nz



pggwre.co.nz/PUK40127



CLEVEDON 196 Clevedon Kawakawa Road
Mortgagee Auction

This property is being sold via mortgagee auction (as is, where is). Discover this freehold 1.37-hectare lifestyle block located to the north east of Clevedon, adjacent to the Clevedon polo grounds and bordering the Wairoa River. Previously operated as a cattery boarding house, this property presents an exciting opportunity.

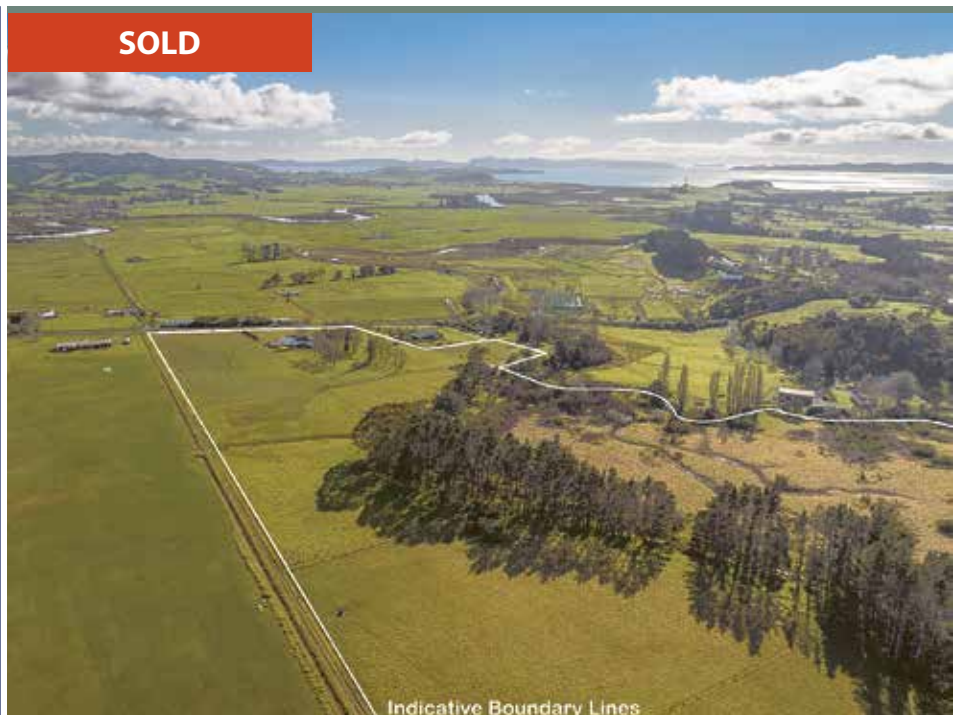
- House: Circa 1930-39 (as per Property Guru)
- Zone: Rural - Country Living Zone
- Additional Structures: Multiple buildings, including sheds, storage cages, and offices.

With the sea just a short distance away, you'll have easy access to a variety of water activities.

Adrian van Mil
M 027 473 3632
E avanmil@pggwrightson.co.nz



pggwre.co.nz/PUK40435



CLEVEDON 303 Clevedon Kawakawa Road
Clevedon Calling

It is not that often that a parcel of land comes to the market in a prime location in Clevedon. The family brought the farm back in 1907 and this is the first time this 23.48ha of the farm has gone to the market since that original purchase. This property is located minutes from the town centre of Clevedon and features an inviting road frontage and a level terrain. The upper flat area gently descends to the lower area, which is bordered by a stream. The old villa was moved onto the property back in the 80's and is ideal for renovation or removal for that new build.

Mark Needham
M 027 704 6833
E mneedham@pggwrightson.co.nz



Kane Needham
M 027 336 8709
E kane.needham@pggwrightson.co.nz



pggwre.co.nz/PUK39978



FOR SALE

16 Atalanta Way, Beachlands

The Perfect Balance - Multigenerational Living! Just steps away from the local dog park, Te Puru sports field and pristine beaches, this luxurious family home offers the perfect blend of stunning views and thoughtfully utilised spaces.

- With a Master Builder guarantee, tandem garaging & additional parking - this home caters to every need.
- Open-plan living, kitchen & dining areas flow effortlessly to a covered balcony, creating a picturesque retreat for relaxation.

rwbeachlands.co.nz/BCH30816

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5 🚗 2 🍷 3 🍽️ 2 🛋️ 2 🏠 400 📏^{sqm}

For Sale
By Negotiation

View
Saturday & Sunday
12:45 - 1:15 pm



Brianne Bignell
021 400 979
brianne.bignell@raywhite.com

CHAIRMAN'S
ELITE
PERFORMER 23-24



Paula Kirkman
021 0290 8007
paula.kirkman@raywhite.com

WHY WAIT?



3 🛏️ 2 🍷 2 🍽️ 2 🚗 🏠 192m² 📏 565m²



Floor Plan © G.J. Gardner Homes 2024

SUNSETS AND STYLE IN CONMARA

Lot 52/144 Papakura-Clevedon Road
Conmara Estate, Clevedon
from \$1,499,000*

Nestled within the vibrant and growing rural community of Clevedon. Conmara offers the perfect blend of country living and modern convenience.

This modern, open plan three bedroom home is well positioned for the sun on a 565m² site with outlook over the native planted reserve.

*Price indication only and includes land. Some conditions may apply. Subject to availability. Price current as at 21/10/2024. Images are artist's impression only.



09 274 2082 / [gjgardner.co.nz](http://gjjardner.co.nz)

G.J. Gardner. HOMES



Pōhutukawa Coast & Country OPEN HOMES

OPEN HOMES - SATURDAY 7 DECEMBER & SUNDAY 8 DECEMBER 2024

SATURDAY	SUNDAY	PRICE	ADDRESS	DESCRIPTION	OFFICE
	12:00 - 12:30	By Negotiation	16 Matara Ave, Maraetai	5 bedrooms, 3 bathrooms, 2 lounges, 2 car garaging	Barfoot & Thompson
	11:00 - 11:30	By Negotiation	69 Potts Rd, Whitford	4 bedrooms, 2 bathroom, vegetable gardens and orchard, olive grove, over 5 acres	Barfoot & Thompson
12:00 - 12:30		\$1,789,000	20 Matara Avenue, Maraetai	4 bedrooms, 3 bathrooms, 2 lounges, triple garage, approximately 318m2	Barfoot & Thompson
	12:30 - 1:00	\$2,459,000	46 Whites Road, Whitford	Lifestyle property, 4 bedrooms, 2 bathrooms, 2 lounges, office, approx 5 acres	Barfoot & Thompson
3:00 - 3:30		\$1,595,000	6 Harbourside Court, Pine Harbour, Beachlands	5 bedrooms, 3 bathrooms, 2 living areas, double garage, approx 257m2	Barfoot & Thompson
12:00 - 12:30	12:00 - 12:30	\$2,595,000	13 Puriri Road, Beachlands	3 bedrooms, 2 bathrooms, 2 car garaging, massive 2125m2 waterfront section	Barfoot & Thompson
2:00 - 2:30	2:00 - 2:30	\$1,900,000	8 Maraetai School Road, Maraetai	6 bedrooms, 3 bathrooms, 2 lounges, pool, expansive views	Barfoot & Thompson
2:00 - 2:30		By Negotiation	156 Second View Avenue, Beachlands	4 bedrooms, 2 bathrooms, 3 lounges, 4 car garaging, north facing, expansive views	Barfoot & Thompson
1:00 - 1:30	1:00 - 1:30	By Negotiation	6 Araminta Place, Beachlands	3 bedrooms, 2 bathrooms, brick and tile single level home on private 786m2 section	Barfoot & Thompson
	2:00 - 2:30	Tender 19 Dec (unless sold prior)	80 Karaka Road, Beachlands	Quarter acre flat fully fenced section so close to walk to Pine Harbour Marina	Barfoot & Thompson
2:00 - 2:30	2:00 - 2:30	Tender 5 Dec (unless sold prior)	38 Beachlands Road, Beachlands	4 bedrooms, 2 bathrooms, 2 lounges on a quarter acre with a swimming pool	Barfoot & Thompson
1:00 - 1:30	1:00 - 1:30	Tender 19 Dec (unless sold prior)	10 Coney Lane, Maraetai	1 bedroom charming cottage on a 1113m2 section with elevated sea views	Barfoot & Thompson
1:00 - 1:30	1:00 - 1:30	For Sale	21 Liberty Crescent, Beachlands	6 bedrooms, 3 bathrooms, 3 lounges, panoramic sea views, 1260m2 section	Barfoot & Thompson
2:00 - 2:30	2:00 - 2:30	Tender 19 (unless sold prior)	24 Mahutonga Avenue, Beachlands	4 bedrooms, 2 bathrooms, 2 lounges, North facing, sea and Skytower views	Barfoot & Thompson
	11:00 - 11:30	Tender 12 Dec (unless sold prior)	1 Turanga Road, Whitford	4 bedrooms, 2 bathrooms, 2 lounges, North facing, sea and Skytower views	Barfoot & Thompson
10:30 - 11:00		\$1,848,000	257 Maraetai Drive, Maraetai Beach	Home & Income on the beach! Ripe for renovation or redevelopment	Ray White Beachlands
10:30 - 11:00		By Negotiation	2/13 Paketai Lane, Beachlands	Modern, safe and sun-filled home in the heart of Pine Harbour has a great floor plan and clever design. Sought after location	Ray White Beachlands
11:15 - 11:45	11:15 - 11:45	\$1,149,000	164 Seventh View Avenue, Beachlands	Immaculate town house, central location. Auction @The Shed Monday 18 November at 6:00 pm (Unless Sold Prior)	Ray White Beachlands
11:15 - 11:45	11:15 - 11:45	By Negotiation	54A Second View Avenue, Beachlands	Captivating property with flexible layout, 5 bedrooms, 3 bathrooms, 2 car garaging	Ray White Beachlands
12 :00 - 12:30	12 :00 - 12:30	\$995,000	107 Third View Avenue, Beachlands	Entry level home in original Beachlands, refreshed and ready. Auction @The Shed Monday 11 November at 4:00 pm (Unless Sold Prior)	Ray White Beachlands
12:00 - 12:30	12:00 - 12:30	By Negotiation	4 Mahutonga Avenue, Beachlands	Stunning fletcher built home designed for luxury and practicality	Ray White Beachlands
12:00 - 12:30	12:00 - 12:30	Auction	8 Liberty Crescent, Beachlands	Perfectly positioned in a prestigious neighbourhood, this exquisite 5 bedroom split-level home is more than just a property - it's your gateway to an enviable lifestyle	Ray White Beachlands
12:45 - 1:15	12:45 - 1:15	\$1,299,000	8 Atalanta Way, Beachlands	Four bedroom home in sought-after Spinnaker Bay is the perfect entry-level into this well held location	Ray White Beachlands
12:45 - 1:15	12:45 - 1:15	By Negotiation	16 Atalanta Way, Beachlands	Luxurious 5 bedroom family home offers the perfect blend of stunning views and thoughtfully utilised spaces	Ray White Beachlands
1:30 - 2:00	1:30 - 2:00	\$1,799,000	9 Third View Avenue, Beachlands	A home with so much more! Auction @ The Shed Monday 25 November at 6:00 pm (Unless Sold Prior)	Ray White Beachlands
1:30 - 2:00	1:30 - 2:00	Auction	46 Beachlands Road, Beachlands	Perfect project nestled on a quarter acre site in the heart of Beachlands	Ray White Beachlands



Pōhutukawa
Coast & Country

OPEN HOMES

OPEN HOMES - SATURDAY 7 DECEMBER & SUNDAY 8 DECEMBER 2024 - SEE INSIDE BACK COVER



21 Liberty Crescent

Price: By Negotiation

Open Homes: Sat & Sun 1:00 - 1:30pm

The High Life

Stunning, panoramic sea views, premium location and position, architectural and spacious are just some of the words used to describe this fantastic 6 bedroom home. Only six years young, this 380m²+ sqm sits on an oversized 1,260m²+ freehold section with high stud ceilings throughout. Combine these features with a clever and thoughtful layout and design, with high quality construction by prestigious local builders Statesman Homes, and living here will make you the envy of your friends and family. Located in the highly sought after Spinnaker Bay and positioned at one of the highest points on the northern slopes with stunning and panoramic sea views and easy access to the local Reserves and parks, this is living The High Life.

Marketed By: MKS - Matt Kath Stu

Matthew Brown 0275 494 673

Kathryn Morris 0274 863 488

Stuart Fitzpatrick 0276 680 287

BARFOOT & THOMPSON



8 Liberty Crescent, Beachlands

Auction 4:00 pm 9 December 2024 (Unless Sold Prior) | Open Homes Sat & Sun 12:00 - 12:30pm

TURNING DREAMS INTO REALITY

Perfectly positioned in a prestigious neighbourhood, this exquisite split-level home is more than just a property - it's your gateway to an enviable lifestyle. With five generous bedrooms, including a luxurious master suite with a walk-in wardrobe and ensuite, every detail here is crafted for comfort. The expansive open-plan living, kitchen and dining area is the heart of the home, inviting you to entertain effortlessly. Step out onto the large balcony, where panoramic sea views become the backdrop to your family gatherings, romantic sunsets and everything in between.

The lower level features a second living area that flows seamlessly to the flat, private north facing backyard - perfect for outdoor living and perhaps even a future pool. Adjoining a peaceful reserve, this home offers an oasis of privacy and space. If you're seeking the ideal blend of coastal charm, modern design and endless potential, 8 Liberty Crescent is waiting for you. Make this dream your reality!

Marketed By:

Brie Bignell

021 400 979

OFFICE: 09 536 7011

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