



10 TAUMATA RISE, KAIAPO BAY

**\$1,606,000 \***

# ALL ABOUT LIVING

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**Just 10 minutes from town and close to Acacia Bay's amenities, this site offers the ideal mix of rural peace and everyday convenience.**

This description highlights a stunning property located in the Kaiapo Bay valley, offering a perfect combination of tranquility and accessibility. The location provides breathtaking views of Lake Taupō, the Mapara Valley, and National Park, enhanced by spectacular sunsets. It's just ten minutes from Taupō town and close to Acacia Bay amenities, making it convenient for everyday living. The area is characterized by rolling hills and a harmonious blend of rural serenity and modern comfort. Thoughtful design guidelines and covenants ensure the preservation of the natural landscape, promoting a beautiful, enduring community.

The Maestro design is all about living. The kitchen is the command centre of the open plan living areas and allows easy communication to this area and outdoor living spaces. Four bedrooms are well separated from the living areas with a study conveniently positioned by the entry and lounge.

## SPECIAL FEATURES

- Four bedrooms plus study off entry
- Galley kitchen
- Open plan living with indoor outdoor flow
- Spacious walk in wardrobe and ensuite



## DIMENSIONS

Total Living Area	189.2m <sup>2</sup>
Garage Area	42.3m <sup>2</sup>
Total Floor Area	231.5m <sup>2</sup>
Porches	6.0m <sup>2</sup>
Total Area	237.5m <sup>2</sup>
Land Area	5022m <sup>2</sup> mol



\*NB: These images are an indication of what can be built on the site for the package price. Negotiation and purchase of this House & Land package will be directly through Landmark Homes Taupo.

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