



HOUSE & LAND PACKAGE

20A SEAWAY TERRACE, MATUA, TAURANGA

**\$2,450,000\***

# YOUR NEW LANDMARK HOME

3 2.5 2 3

This breath taking section in Matua simply needs to be seen. Incredible views await as you look out to the harbour from the large picture windows that are in this modern home. The Ponui Ready to Build plan is a three level apartment style home, a great solution for this sloping site.

The ground floor entry level can be "dug in" allowing the mid-floor living area to open onto a ground level outdoor area at the rear.

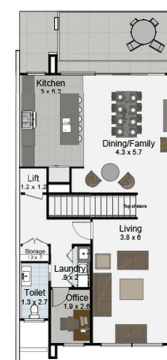
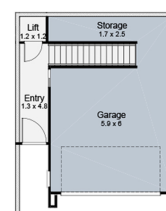
Three spacious bedrooms on the top floor are accessed through a third living space. Future proof design with an internal lift to all floors. Cubic lines and natural materials contribute to make this spectacular home and location fit for a Landmark!

## SPECIAL FEATURES

- Price is for a single dwelling and section
- Expansive living spaces designed to showcase stunning sea views.
- Perfectly compact footprint that makes the most of the site.
- Have Landmark Homes design your own dream plan for this section.

## DIMENSIONS

Total Living Area	298.9m <sup>2</sup>
Lower Floor Area	65.1m <sup>2</sup>
Mid Floor Area	101.6m <sup>2</sup>
Upper Floor Area	110.2m <sup>2</sup>
Garage Area	38.9m <sup>2</sup>
Total Floor Area	276.9m <sup>2</sup>
Porches	22.0m <sup>2</sup>
Total Area	298.9m <sup>2</sup>
Land Area	326.0m <sup>2</sup>



\*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 and the section owner.



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