



3 Arrowsmith Drive, Methven

Standout on Arrowsmith Drive!

This stunning Rockcote and cedar-clad home combines timeless style with modern functionality—perfectly positioned beside a peaceful reserve.

Designed for effortless family living and entertaining, it features four beautifully finished bedrooms, a light-filled open plan living area with log burner and heat pump, and seamless indoor-outdoor flow to two decked spaces—one covered, one with a louvre system for all-season use.

The sleek kitchen includes gas hobs, gas hot water, a walk-in pantry, and modern appliances. A clever office nook with bi-fold doors adds flexibility. The master suite offers a walk-in robe and elegant ensuite, while the family bathroom and separate toilet add convenience. Soft wool carpet, quality finishes, and thoughtful details elevate every space.

Outside, enjoy a fully fenced yard, sunny entertaining areas, an XL double garage, and ample off-street parking—plus room for the trailer.

Whether you're looking for a forever home or a smart lock-and-leave near Mt Hutt, this one ticks all the boxes.

District Rates (based on 2021 CV) - \$3,613.84

Regional Rates (based on 2021 CV) - \$358.40

 4  2  2

Floor/ Land Size

Floor: 205m²

Land: 653m²

**Deadline Sale 11th June 2025 at
2.00pm (unless sold prior)**





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Arizto Ltd. Licensed REAA 2008



-  \$12,500 + GST Flat Fee
-  No Upfront Costs
-  Free Marketing
-  No Sale, No Fee

*Admin Fee + T&C's Apply