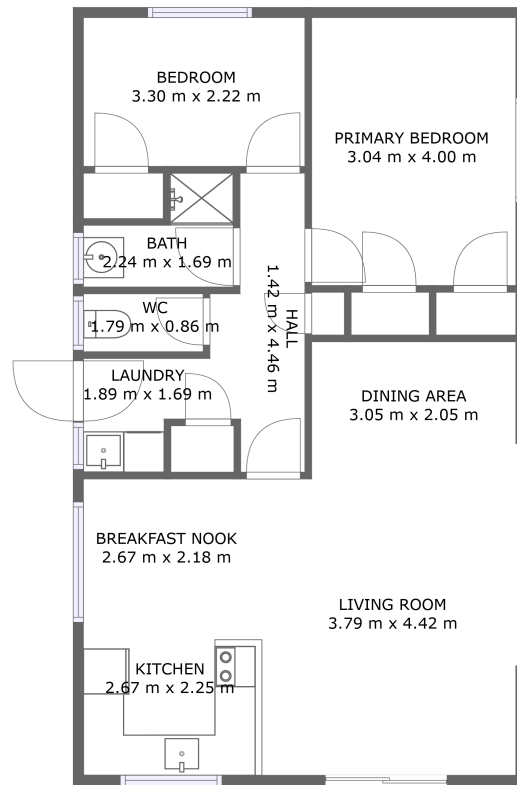


# 280 Buffalo Road, Coromandel, Waikato, New Zealand, 3506




FLOOR 1

## Property Summary


 **0** garages


 **2** bedrooms

 **0** bathrooms

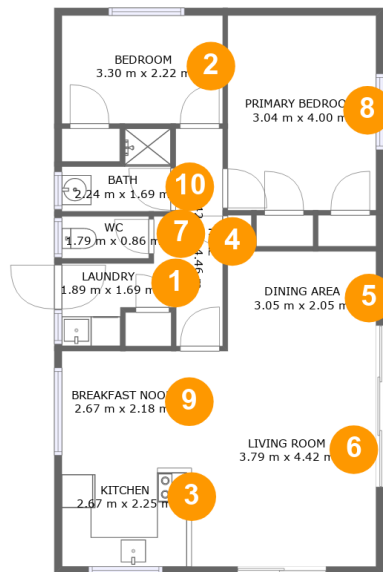
 **1** half baths

 **1** floors

 **79** Gross Living Area sqm

 **79** total sqm

# 280 Buffalo Road, Coromandel, Waikato, New Zealand, 3506



## Room Dimensions

Floor 1

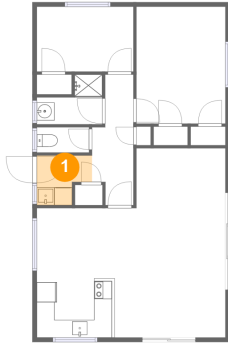
Total sqm: 79

Living area: 79

#	Room name	Dimensions	Area (sqm)	Counted as Living Area
1	Laundry	1.89 m x 1.69 m	3 m <sup>2</sup>	Yes
2	Bedroom	3.30 m x 2.22 m	7 m <sup>2</sup>	Yes
3	Kitchen	2.67 m x 2.25 m	6 m <sup>2</sup>	Yes
4	Hall	1.42 m x 4.46 m	5 m <sup>2</sup>	Yes
5	Dining Area	3.05 m x 2.05 m	6 m <sup>2</sup>	Yes
6	Living Room	3.79 m x 4.42 m	17 m <sup>2</sup>	Yes
7	Wc	1.79 m x 0.86 m	2 m <sup>2</sup>	Yes
8	Primary Bedroom	3.04 m x 4.00 m	12 m <sup>2</sup>	Yes
9	Breakfast Nook	2.67 m x 2.18 m	6 m <sup>2</sup>	Yes
10	Bath	2.24 m x 1.69 m	3 m <sup>2</sup>	Yes

# 280 Buffalo Road, Coromandel, Waikato, New Zealand, 3506

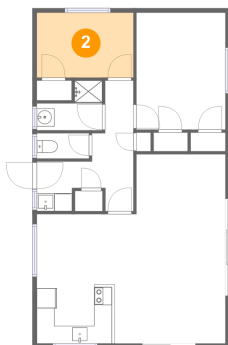
## 1 Floor 1 - Laundry



Dimensions: 1.89 m x 1.69 m  
Area: 3 m<sup>2</sup>  
Counted as Living Area: Yes

Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet Space: No  
Addition: No  
Conversion: No

## 2 Floor 1 - Bedroom

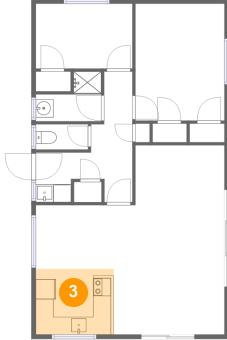


Dimensions: 3.30 m x 2.22 m  
Area: 7 m<sup>2</sup>  
Counted as Living Area: Yes

Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet Space: No  
Addition: No  
Conversion: No

# 280 Buffalo Road, Coromandel, Waikato, New Zealand, 3506

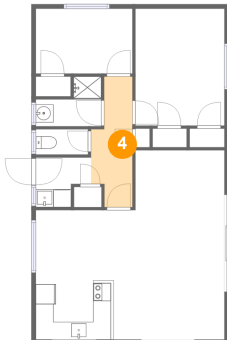
## 3 Floor 1 - Kitchen



Dimensions: 2.67 m x 2.25 m  
Area: 6 m<sup>2</sup>  
Counted as Living Area: Yes

Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet Space: No  
Addition: No  
Conversion: No

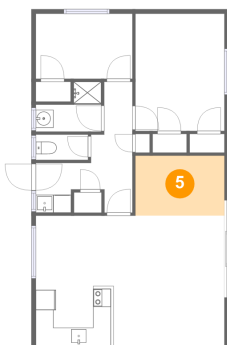
## 4 Floor 1 - Hall



Dimensions: 1.42 m x 4.46 m  
Area: 5 m<sup>2</sup>  
Counted as Living Area: Yes

Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet Space: No  
Addition: No  
Conversion: No

## 5 Floor 1 - Dining Area

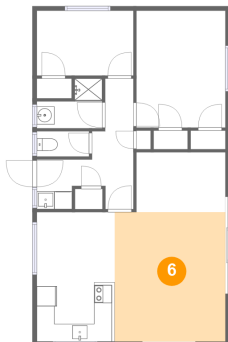


Dimensions: 3.05 m x 2.05 m  
Area: 6 m<sup>2</sup>  
Counted as Living Area: Yes

Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet Space: No  
Addition: No  
Conversion: No

## 280 Buffalo Road, Coromandel, Waikato, New Zealand, 3506

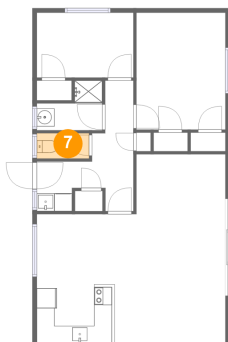
### 6 Floor 1 - Living Room



Dimensions: 3.79 m x 4.42 m  
Area: 17 m<sup>2</sup>  
Counted as Living Area: Yes

Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet Space: No  
Addition: No  
Conversion: No

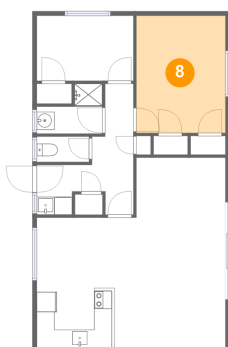
### 7 Floor 1 - Wc



Dimensions: 1.79 m x 0.86 m  
Area: 2 m<sup>2</sup>  
Counted as Living Area: Yes

Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet Space: Yes  
Addition: No  
Conversion: No

### 8 Floor 1 - Primary Bedroom

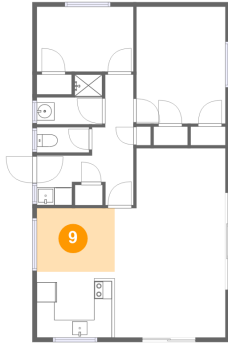


Dimensions: 3.04 m x 4.00 m  
Area: 12 m<sup>2</sup>  
Counted as Living Area: Yes

Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet Space: No  
Addition: No  
Conversion: No

# 280 Buffalo Road, Coromandel, Waikato, New Zealand, 3506

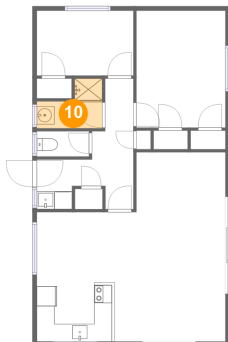
## 9 Floor 1 - Breakfast Nook



**Dimensions:** 2.67 m x 2.18 m  
**Area:** 6 m<sup>2</sup>  
**Counted as Living Area:** Yes

**Heated:** Yes  
**Finished:** Yes  
**Enclosed:** Yes  
**Contiguous:** Yes  
**Permitted:** Yes  
**Wet Space:** No  
**Addition:** No  
**Conversion:** No

## 10 Floor 1 - Bath



**Dimensions:** 2.24 m x 1.69 m  
**Area:** 3 m<sup>2</sup>  
**Counted as Living Area:** Yes

**Heated:** Yes  
**Finished:** Yes  
**Enclosed:** Yes  
**Contiguous:** Yes  
**Permitted:** Yes  
**Wet Space:** Yes  
**Addition:** No  
**Conversion:** No