

Property Featured: 24 George St, Richmond - More info on page 2

NOVEMBER 26







24 George St, Richmond

3 BED | 2 BATH | 1 CAR | LAND 809 SQM

Some homes simply have a way of capturing your heart. The moment you step through the gate, there's a warmth, a sense of history, and an undeniable feeling that this is a place where life has been beautifully lived and lovingly cared for. Homes of this calibre are rare. Homes that feel this special are rarer still. Originally built in 1944 and thoughtfully enhanced with a large extension in 2003, this exquisite character villa combines timeless elegance with all the comforts of modern living. Lovingly maintained and immaculately presented, every corner reflects a level of care that is increasingly hard to find. This is a home you'll love coming home to. Beautifully proportioned throughout, the home offers generous spaces and practicality designed for everyday living. A separate dining area provides the perfect setting for family gatherings and dinner parties, while the expansive lounge invites relaxation on a grand scale. Bathed in natural light, bifold doors at the northern end open effortlessly onto a stunning kwila deck and private front garden, creating a seamless connection between indoors and out. Accommodation is equally impressive. The lavish master suite features stunning polished Rimu flooring, extensive built-in wardrobes and a spacious ensuite. Two further double bedrooms are beautifully appointed and share a family bathroom, complete with a bath, providing the perfect space for children, guests, or growing families.

Deadline Sale: Closes 1pm Fri 11th Dec 2026 (USP)

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
Kate Walker 021 993 027
kate@thecoopergroup.co.nz















2C South St, Nelson

2 BED | 1 BATH | LAND 117 SQM

Wander down one of Nelson's most treasured heritage streets and you'll find yourself doing a double take.

With its weatherboard charm, traditional detailing and timeless character, this delightful townhouse looks as though it has been part of the neighbourhood's story for generations. Yet behind the period-inspired façade lies a surprise. Built in 1998, it delivers all the character and charm of yesteryear, with the comfort, practicality and proportions demanded by modern living.

Step through the gate and discover a home that feels like a secret retreat in the heart of the city. The sunny rear courtyard is wonderfully private and perfectly positioned for long lunches, evening wines and lazy weekends spent soaking up Nelson's famous sunshine.

Inside, the thoughtfully scaled 110 sq m floorplan unfolds effortlessly. Open-plan living, dining and kitchen spaces create a welcoming hub for everyday life, while the freestanding Bosch oven stands ready for everything from weeknight dinners to entertaining friends.

DEADLINE SALE: Closes 1:00pm Friday 27th November 2026 (unless sold prior)

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
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kate@thecoopergroup.co.nz







312 Lud Valley Rd, Hira

5 BED | 2 BATH | LAND 15.46 HA

A Rural Holding of Rare Quality.

Set within the sheltered folds of Lud Valley, just north of Nelson, this 15.46 hectare property is a rural holding of rare quality - a place where thoughtful land stewardship, natural beauty, and genuine lifestyle capability come together with purpose. More than a lifestyle block, it functions as a small, productive farm, beautifully established and meticulously maintained. The homestead is strategically positioned within its landscape, a solidly constructed three-bedroom home positioned to take in long views across the paddocks and down the valley. Recently double glazed and well insulated, with a wood burner, HRV/ heat transfer system, the home is warm, dry, and in excellent order.

The current owners have undertaken a thoughtful programme of redecoration and upgrades to the home and its services. Most notably, an extensive garage conversion has created two additional bedrooms, a bathroom, and a generous living space - a versatile extension that offers options for extended family, guest accommodation, or future income use. Across the land, the infrastructure is exceptional.

To be sold by Deadline Sale + GST (if any), Friday 6th November 2026 @ 1:00 p.m.

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
Kate Walker 021 993 027
kate@thecoopergroup.co.nz







Te Koi The Lodge, 133 Bronte Road East

6 BED | 6 BATH | 2 CAR | LAND 1,21 HA

Occupying one of the most remarkable waterfront positions in the Nelson Tasman region, Te Koi presents an opportunity that is seldom available and unlikely to be replicated. Set on approximately 1.2 hectares at the tip of the Bronte Peninsula, this private estate commands sweeping views across the Waimea Estuary, while enjoying a level of peace, privacy and natural beauty that is increasingly rare to secure. At its heart is an iconic homestead, originally one of the peninsula's landmark residences and now carefully restored and reimagined for modern living. Complemented by four luxury villas set along the estuary edge within beautifully established grounds, Te Koi is an estate of exceptional calibre. While internationally recognised as an award-winning luxury lodge, the property's greatest strength lies in its ability to evolve with its next owner, whether as a prestigious private residence, an intergenerational family retreat, or a continued hospitality offering of international standing. The options are as rare as the setting itself. Carefully developed over many years, Te Koi has earned a reputation as an award-winning luxury retreat, with significant scope for future owners to build on its success. Positioned between Nelson City and Abel Tasman National Park, Te Koi enjoys one of the most desirable locations in the region.

Price on Application

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
Debbie Cooper-Norriss 021 0252 8294
debbie@thecoopergroup.co.nz
Libby Bolland 027 428 9150
libby@thecoopergroup.co.nz







1 Citrus Ln, Nelson

3 BED | 2 BATH | 9 CAR | LAND 1,482 SQM

Commanding an elevated position with sweeping views across the Waimea Estuary and the Western Ranges, 1 Citrus Lane is a residence of exceptional quality, designed and engineered to exacting standards with an uncompromising commitment to craftsmanship. Completed in 2018, this striking executive home seamlessly balances luxury, functionality and enduring style. Refined interiors, premium finishes and thoughtfully curated living spaces create an atmosphere of understated sophistication, while expansive glazing frames the ever-changing panorama beyond. For many buyers, however, it will be the extraordinary garaging and workshop facilities that truly set this property apart. Rarely found in homes of this calibre, the substantial garaging provides exceptional accommodation for multiple vehicles, a boat or motorhome, recreational equipment or treasured collections, complemented by extensive storage and dedicated workshop space. Whether you're a motoring enthusiast, passionate traveller or simply value room to store life's essentials without compromise, this is a feature that is increasingly difficult to find and impossible to replicate. Extensive decking extends the living spaces outdoors, creating a natural connection between the home and its breathtaking surroundings.

Offers over $1,900,000

For more information: Open the camera on your phone and scan the QR code.

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2/79 Murphy St, Toi Toi

1 BED | 1 BATH | 1 CAR | LAND 40 SQM

Your first home doesn't need to have it all, it just needs to be yours. For buyers ready to swap rent payments for something of their own, Murphy Street is an opportunity to take that first step onto the property ladder. Open-plan kitchen, dining and living provide a space to entertain. The bedroom includes a built-in double wardrobe and direct bathroom access, while outdoors you'll find a deck overlooking native bush, two storage sheds and tandem off-street parking for two vehicles. Town is only five minutes away by car, with coffee and your local fish and chip shop within an easy 10-minute walk. There's a balance here between being connected and tucked away. Best of all, there's no sprawling section competing for your weekends. Murphy Street Reserve is directly across the road, giving you green space to enjoy, walk the dog or simply get outside, without having to maintain it yourself. First-time investor? This one-bedroom unit offers an affordable entry point, or a simple addition to an existing portfolio. Previously rented and formerly Healthy Homes compliant, it may only require a few updates to meet current standards.

If you're ready to turn "one day" into day one, this could be the opportunity to get your foot firmly on the property ladder.

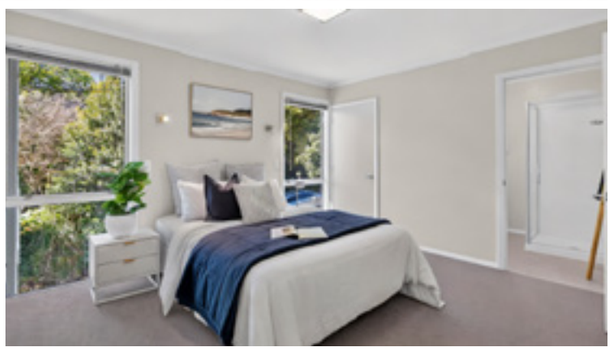
Offers Over $339,000

For more information: Open the camera on your phone and scan the QR code.

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18 Poynters Cres, Stepneyville

2 BED | 2 BATH | 2 CAR | LAND 309 SQM

At 18 Poynters Crescent, the views and sun may be what first catch your attention but look a little closer and you'll discover a home with far more to offer. First time to the market and meticulously maintained, this is a home where comfortable everyday living meets unexpected versatility – all from a location that keeps Nelson City, restaurants and the beach remarkably close. Upstairs, everyday living feels effortless. Large windows draw in the sun and frame the surrounding outlook, while the open-plan living and dining area creates a bright and welcoming heart to the home. From here, step outside to low-maintenance gardens and outdoor living, making the most of the sunshine and views. But it's the flexibility throughout the home that really sets it apart. With two bedrooms, three bathrooms and multiple access points, there is plenty of scope to make the spaces work around the way you live. Create a substantial work-from-home setup, explore guest or Airbnb accommodation, provide space for extended family, or simply enjoy having additional areas that can evolve as your needs change. Even the double garage offers more than expected. Fitted with large sliding doors, it provides another versatile space that can be adapted to suit, while retaining the option to easily return it to a traditional double garage.

Offers over $1,045,000

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18 Saddleback Rd, Todds Valley

3 BED | 2 BATH | 2 CAR | LAND 746 SQM

Positioned in the sought-after North Nelson location of Todds Valley, less than 10 minutes from Nelson City Centre, 18 Saddleback Road is a beautifully presented home offering the perfect balance of space, comfort and practicality for modern family living. Designed for effortless everyday living, the light-filled open plan kitchen, dining and living area form the heart of the home, flowing seamlessly to a fully fenced lawn where children and pets can play safely and securely. Generously proportioned, the kitchen features granite benchtops and ample workspace, making it ideal for busy family life and entertaining alike. Extended and renovated in 2017, the home combines a fresh, modern aesthetic with thoughtful functionality. Luxuriously tiled bathrooms add a touch of sophistication, while the primary suite enjoys patio access, a walk-in wardrobe and ensuite. Adding flexibility for growing families, an extra-large rumpus room can serve as a second living area, media room or fourth bedroom. There is a separate study offering the ideal work-from-home solution, allowing you to close the door at the end of the day and maintain a healthy balance between work and family life. Set against a picturesque rural backdrop, the property enjoys easy care established and fully fenced gardens, creating an inviting and safe setting for family life.

Price by Negotiation

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
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12 Havenview, Atawhai

4 BED | 2 BATH | 2 CAR | LAND 1300 SQM

Set within beautifully established Sub Tropical gardens and framed by sweeping views across the water to the distant ranges, this striking contemporary residence is a masterclass in thoughtful design and understated luxury. Natural materials, exceptional craftsmanship and a carefully curated palette complete this award-winning home that feels both sophisticated and deeply connected to its surroundings. Expansive glazing welcomes sunlight throughout the day, while warm timber-lined ceilings, polished concrete finishes and bespoke detailing lend a sense of texture and permanence. At the heart of the home, generous open-plan living and dining spaces spill effortlessly outdoors through wide sliding doors, creating seamless connections to sun-drenched lawns, landscaped gardens and multiple entertaining areas. Whether hosting friends for long summer evenings or enjoying a quiet morning coffee, the home is designed to embrace both relaxation and connection. The contemporary kitchen is as beautiful as it is functional, featuring extensive stainless-steel benchtops, quality appliances, generous preparation space and the ability to open on to the garden. It forms the natural centrepiece for everyday life and entertaining. Accommodation is thoughtfully arranged over two levels, with the upper-level capturing stunning water views and ever-changing outlooks across the landscape.

Offers over $1,900,000

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
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10 Richmond Ave, Nelson South

LAND 600 SQM

In real estate, there are locations that become available from time to time, and then there are those that may never be repeated. As the last remaining vacant site in one of Nelson's most exclusive streets, this approximately 600sqm section (subject to final survey and issue of title) represents an extraordinarily rare opportunity. Surrounded by established luxury homes and positioned within walking distance of the city centre, it offers the chance to craft a bespoke residence in a setting few are fortunate enough to call home.

Adding to its enduring appeal, the address enjoys convenient access to some of Nelson's most highly regarded schools. A combination of prestige, convenience and lifestyle that continues to attract discerning buyers and families alike.

With land opportunities in this location effectively exhausted, buyers seeking to secure their place in Nelson's dress circle will recognise the significance of what is on offer.

Some opportunities are rare. This one is final.

Offers over $1,395,000

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
Debbie Cooper-Norriss 021 0252 8294
debbie@thecoopergroup.co.nz







82 Princes Dr, Britannia Heights

3 BED | 3 BATH | 5 CAR | LAND 759 SQM

Nelson's Most Coveted View – Exclusive, Luxury Living. Overlooking Haulashore Island in one of Nelson's most prestigious coastal locations, this extraordinary residence delivers uncompromising luxury, breathtaking panoramic views and effortless lock-and-leave convenience. Just moments from the city centre, it presents a rare opportunity for discerning local, out-of-town and international buyers seeking an exceptional lifestyle, premium investment or future residence. Redesigned and constructed to an exacting standard, every detail of this remarkable home reflects a commitment to quality without compromise. Bespoke joinery, premium stone surfaces, designer fixtures and an exceptional level of craftsmanship combine to create interiors of timeless sophistication and enduring appeal. Expansive open-plan living spaces are framed by floor-to-ceiling glass, drawing the spectacular outlook into the heart of the home. Sweeping vistas encompass Haulashore Island, Tasman Bay and the surrounding landscape, providing a constantly changing backdrop of natural beauty. Seamless indoor-outdoor flow connects the living areas to sun-soaked terraces, creating an exceptional setting for entertaining or simply enjoying the serenity of the location.

Price on Application

For more information: Open the camera on your phone and scan the QR code.

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libby@thecoopergroup.co.nz







45 Nile Street, Nelson

3 BED | 3 BATH | 2 CAR

FIVE RESIDENCES. ONE EXCEPTIONAL ADDRESS.

An exceptionally limited collection of just five luxury freehold townhouses, thoughtfully designed for those seeking uncompromising quality in the heart of Nelson City.

Enjoying a coveted north-facing aspect and all-day sun, each residence will offer three bedrooms, three beautifully appointed bathrooms and refined interiors finished to an exacting standard. Premium materials, sophisticated detailing and contemporary architectural design combine to create homes of enduring elegance, while provision for future elevator access provides an added layer of convenience and long-term flexibility.

Perfectly positioned moments from Nelson's vibrant dining, shopping and cultural precincts, and a short stroll to the iconic Christ Church Cathedral, these residences offer the rare privilege of secure, low-maintenance luxury living in one of the city's most sought-after locations.

With only five residences available, this is a compelling opportunity to secure an exclusive new home of distinction before construction is complete.

Expressions of Interest

For more information: Open the camera on your phone and scan the QR code.

For consultations and questions contact:
Debbie Cooper-Norriss 021 0252 8294
debbie@thecoopergroup.co.nz







58 Nile Street, Nelson

4 BED | 3 BATH | 2 CAR | LAND 448 SQM

Positioned in the heart of Nelson City, this modern family home offers space, sunshine and exceptional convenience in a sought-after central location. Constructed in low-maintenance brick, the home has been thoughtfully designed for comfortable family living. Four generous bedrooms and three bathrooms provide excellent flexibility for growing families, guests, or those working from home. At the centre of the home is a spacious open-plan kitchen, dining and living area - the hub for everyday life and entertaining. A separate living room or snug offers a second space to relax, unwind or retreat with a book. With its own garden access, this may also be your ideal home office. Bi-fold doors span the northern side of the home, opening seamlessly onto a private, sun-drenched entertaining deck. Upstairs, the bedrooms enjoy views across the cityscape, while the downstairs primary suite opens directly onto the garden and the westerly aspect. A generous double garage provides secure parking and storage. The city centre is just a five-minute walk away, with easy walking in either direction, to schools for all ages and stages. You are close to everything - including the best mountain biking and walking trails that Nelson has to offer. Super convenient, solidly built and beautifully positioned, it is rare to find a modern home of this scale and quality right in the city.

Offers over $1,395,000

For more information: Open the camera on your phone and scan the QR code.

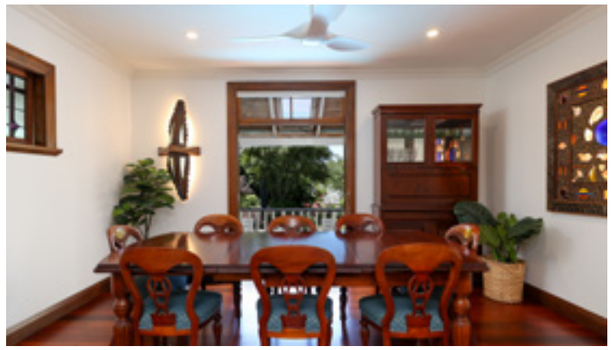
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23 Brougham Street, Nelson South

5 BED | 3 BATH | 2 CAR | LAND 870 SQM

A premium Nelson address with immediate value, future upside, and a demonstrated history of performance. Our owner is willing to A premium Nelson address with immediate value, future upside, and a demonstrated history of performance. Our owner is willing to offer favourable vendor financing terms at below market rates. If this is of interest to you, lets talk more. With construction already underway on their next project, our owners are highly motivated and have priced this property to sell. For astute purchasers, the numbers speak for themselves.

Over $500,000 of recent improvements have been invested into the property, creating an opportunity to secure a substantial amount of value from the outset. Whether your focus is lifestyle, long-term capital growth, or income generation, 23 Brougham Street presents a compelling proposition. Positioned in one of Nelson's most tightly held and desirable locations, the property combines an irreplaceable address with a home that has already undergone an extensive, high-quality renovation programme. Beyond its undeniable lifestyle appeal, 23 Brougham Street presents a compelling income-generating opportunity.

FIXED PRICE: $2,350,000

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
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Kate Walker 021 993 027
kate@thecoopergroup.co.nz















3 Waterhouse St, Enner Glynn

3 BED | 1 BATH | 6 CAR

The moving truck is on standby, the decision has been made, and the vendors are committed to selling. With their next move already in place, this is a genuine opportunity to secure a home where motivation is high, and a sale is the priority. Move-In ready and bathed in northern sunlight, this charming home offers generous double bedrooms and flexible living spaces to suit a range of lifestyles. Enjoy the option of two separate living areas or configure the additional living space as a fourth bedroom while still retaining room for a dedicated home office. Recently renovated, the kitchen sits at the heart of the home, featuring timber benchtops, a central island, and generous storage.Positioned separately from the remaining bedrooms, the private master suite includes a walk-in wardrobe and offers potential for a future ensuite. First-home buyers, this house is for you, with space for flat mates and all their extras. It will also appeal to those downsizing but still wanting room for the boat, caravan, and visiting family. Set on a fully fenced, sunny corner section.Located moments from key arterial routes, this address places you within walking distance of The Junction's popular cafés and amenities, while bike trails, public transport, schools, and parks are all close at hand. For commuters travelling to Nelson or Richmond, it represents a smart and convenient choice.

Offers Over $719,000

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:

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166 Hoddy Rd, Redwood Valley

3 BED | 2 BATH | 2 CAR | LAND 5,333 SQM

A Waterfront Legacy of Uncompromising Design. Positioned within the tightly held Hoddy Peninsula enclave, this exceptional waterfront residence is a true legacy property – offering an extraordinary blend of architectural sophistication, natural beauty, and uncompromising quality. Set across more than one acre of exquisitely landscaped, park-like grounds, the home is a striking example of thoughtful design. Cedar cladding and carefully curated architectural elements create a warm, organic aesthetic, while the interiors reflect a no-expense-spared approach to finishes, fixtures, and appliances throughout. Bathed in all-day sun thanks to its prized north-easterly aspect, the home opens seamlessly to expansive decking that invites both relaxation and entertaining. At its heart, a natural swimming pool – designed in the style of New Zealand wetlands – forms a tranquil focal point, complemented by an outdoor shower and bath. A pétanque court and a charming "she shed" tucked privately at the top of the garden. Meandering boardwalks wind through lush, established plantings, guiding you around the property and down to the water's edge where direct access allows for kayaking, paddleboarding, swimming, or simply enjoying the ever-changing coastal landscape.

Price Available on Request

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:

Debbie Cooper-Norriss 021 0252 8294
debbie@thecoopergroup.co.nz







30 Valhalla Dr, Richmond

3 BED | 3 BATH | 2 CAR | LAND 807 SQM

If they could take one thing with them, it would be the view.

Move-in ready and positioned among some of Richmond's most admired homes, this elevated residence enjoys stunning views, with direct access to the Richmond Hills, and within walking distance of the town centre. Offering a lock-and-leave lifestyle with all the space and privacy, it features three generous bedrooms, including a master suite with a walk-in wardrobe and ensuite, spacious open-plan living, a sun-soaked deck, and established easy-care gardens. Immaculately maintained inside and out, this warm and inviting home allows you to settle in and start enjoying the lifestyle from day one. Whether you're a professional couple, a small family, or looking to downsize without compromise, this is an opportunity to embrace everything Richmond has to offer. Double-glazed, light-filled, and designed as a low-maintenance lock-and-leave residence, this home is perfectly suited to those seeking convenience, comfort, and more time to enjoy the things you love. The vendors have plans in place and are committed to a sale. Contact Debbie or Libby today to arrange your private viewing.

Offers Over $1,095,000

For more information: Open the camera on your phone and scan the QR code.

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libby@thecoopergroup.co.nz







83 Pomona Road, Mapua

3 BED | 2 BATH | 2 CAR | LAND 1,050 SQM

Tucked away from the road and overlooking gently rolling farmland, this contemporary Ruby Bay (Mapua) home offers a peaceful lifestyle in one of Tasman's most desirable locations. Privately positioned, the home enjoys a strong sense of rural lifestyle while remaining just minutes from Mapua, the coastline, and local amenities. The well-appointed kitchen is both practical and inviting, with quality appliances, generous counter space, and a walk-in pantry. The wood burner adds warmth and comfort through the cooler months, while easy indoor-outdoor flow connects the living spaces to a covered deck and landscaped patio. Off the main living room, a second living space works equally well as a third bedroom or home office. With two generous bedrooms, the master suite includes an ensuite and walk-in wardrobe, while a spacious family bathroom services your guests in style. Uninterrupted views take you over farmland across to Mount Arthur delivering truly spectacular sunsets. Completing the package is a tandem garage and behind this, a fully lined and insulated room with external access with its own private deck, offering excellent versatility as a work from home space, storage or overflow for guests. Offering the peace and space of a rural setting without the rural workload, making it a perfect retreat for professionals, downsizers, holiday home / Airbnb options or anyone seeking this relaxed country lifestyle.

Offers over $1,050,000

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
Debbie Cooper-Norriss 021 0252 8294
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18 Ledbury Road, Atawhai

4 BED | 2 BATH | 2 CAR | LAND 1,211 SQM

Commanding sweeping views across the Haven and Tasman Bay to Separation Point and the snow-capped peaks of the Kahurangi Ranges, this spacious family home offers an exceptional lifestyle in a truly privileged position. Designed with families in mind, and yet well-suited for all ages and stages, the home boasts generous proportions throughout. Generous living areas provide flexibility for both relaxed day-to-day living and effortless entertaining. Storage is abundant and the flexible layout provides scope for privacy and separation of guest accommodations. With two bedrooms and a full bathroom on the lower level, there is the potential for airbnb. Practicality has been thoughtfully considered, with an oversized double garage, ample off-street parking and plenty of room for a camper, boat or additional vehicles. Privacy has also been considered with the bush clad hillside and lush plantings around the home providing separation and space between neighbours. Exceptionally maintained and beautifully presented, this is a home you can simply move into and enjoy. Located just minutes from the city centre, with easy access to schools and all amenities, it offers the ideal balance of convenience, comfort and captivating views. A wonderful opportunity to secure a substantial family home in an outstanding location.

Offers over $1,235,000

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16 Konini Street, Nelson South

3 BED | 1 BATH | 1 CAR

The vendors have found their next home and are ready to make the move. Just a five-minute walk from town, you can leave the car at home, forget about finding a park and enjoy having everything right at your front door. This home offers easy, low-maintenance living. Set across three levels, the layout provides excellent separation between living and accommodation, making it particularly appealing for couples or those who value both space and privacy.

The lower level is dedicated to open-plan living, dining and kitchen – a light-filled hub that flows effortlessly to a sun-drenched paved courtyard. Above, the master suite occupies its own level, complete with a bathroom and separate toilet, while the upper floor hosts two more double bedrooms. Architectural angles and clever design elements add character throughout, creating visual interest that sets this home apart. The westerly aspect captures beautiful sunsets and views over the surrounding hillsides. Solar panels contribute to the sustainability aspect of the home, with garaging plus additional lock-up storage under the home.

The owners are ready to pack the car, hand over the keys, and let the next owners call it home.

Offers over $649,000

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45 Alton Street, Nelson

3 BED | 1 BATH | LAND 379 SQM

Step into timeless charm with this beautifully updated 1923 bungalow, perfectly positioned in the central city just metres from Central School and St Joseph's Primary. Blending classic character with modern comfort, this home offers an easy-care lifestyle in a location that's hard to beat. Set on a private, sunny section, the home has been thoughtfully modernised and is Healthy Homes compliant, giving peace of mind alongside period appeal. Inside, you'll find three generous double bedrooms, a light-filled open plan kitchen and dining area, and a welcoming living room that captures the sun throughout the day. Outdoor living is well considered, with a covered east-facing verandah for relaxed mornings and a sunny north-facing entertaining deck ideal for gatherings and long afternoons outdoors. A secure lock-up basement provides excellent storage for bikes, tools, and toys. Leave the car at home and embrace city living in this easy care, character-filled bungalow perfectly suited to professionals, retirees and small families alike. There is so much to love about 45 Alton Street.

Fixed Price $925,000

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
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libby@thecoopergroup.co.nz







21 Dorothy Annie Way, Nelson

4 BED | 2 BATH | 3 CAR | LAND 1,335 SQM

Taking in stunning views over Nelson City and the Tasman Bay all the way around to the surrounding rural landscape, this architecturally designed home offers a modern, understated sense of luxury. Its private, well-crafted layout provides a seamless balance of space, light, and comfortable family living. At 310 sqm, this residence provides generous flexibility with two expansive open-plan living zones that open effortlessly to a series of sunlit decks, perfect for year-round enjoyment. Configured for families of all stages, the home includes a private parents' wing complemented by an adjoining room suited to a nursery, dressing room or home office, while three further bedrooms are located on the same level. The upper mezzanine level provides a creative haven that will ignite every child's imagination. The impressive double-height garage and workshop, with an abundance of storage, a separate laundry, and a custom climbing wall, offer extensive space for vehicles and toys. Literally moments from Nelson's city centre, you can leave the car at home and stroll to work or school via the walkway at the bottom of the property, which leads directly to Manuka Street. This is your opportunity to secure a secluded, inner-city retreat in a highly sought-after location, offering comfort, convenience, and views that will leave a lasting impression.

Offers over $1,650,000

For more information: Open the camera on your phone and scan the QR code.

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25 Little Todd Valley Road, Todds Valley

4 BED | 2 BATH | 2 CAR | LAND 12,475 SQM

Luxurious Home! Expansive Spaces, Stunning Views

Having inspected hundreds of homes throughout my career, I can confidently say the quality of this build ranks amongst the finest I have encountered. Encompassing an impressive 343 sqm, this executive residence has been meticulously crafted to deliver luxury, comfort and enduring quality at every turn. Positioned to maximise privacy and panoramic views across Tasman Bay, the home offers a rare combination of premium construction, generous proportions and lifestyle appeal. Every element has been thoughtfully designed to provide effortless family living while creating a true retreat from the everyday. The primary suite is a sanctuary in every sense, privately positioned away from the guest accommodation and complete with its own sitting room, generous dressing room and a beautifully appointed ensuite of exceptional scale and quality. At the opposite end of the home, family members and guests enjoy the same level of comfort, with each bedroom opening directly onto outdoor patios and enjoying the extraordinary outlook. At the heart of the home lies a stunning designer kitchen, equally suited to everyday family living and sophisticated entertaining. Granite benchtops, quality appliances, extensive storage and generous preparation spaces combine to create a kitchen that is both functional and beautifully appointed.

Offers over $2,280,000

For more information: Open the camera on your phone and scan the QR code.

For viewing and questions contact:
Debbie Cooper-Norriss 021 0252 8294
debbie@thecoopergroup.co.nz







11 Chamerion Way, Atawhai

LAND 1,019 SQM

Only minutes from the heart of Nelson, Chamerion Way is an intimate enclave of sections and new homes offering the extraordinary and highly coveted Tasman Bay and Western Ranges vista – that quiet perfection when the sun goes down and the sky and ocean blend into one.

A change of direction has our vendors reluctantly drawing to a halt their current plans to build a remarkable architecturally designed home. A change of direction that spells a wonderful opportunity for astute buyers. The plans are drawn, and lodged with council, BUT ..... if you like what you see and have a plan of your own, then this section will not hold you back. Given the current demand for new homes this close to Nelson City, this is your chance to build to get exactly what you want. The advertised price is for the section alone. Buyers looking to take the hard work out of designing can progress with the current plans by negotiation. If you wish to know more about how to get the ball rolling, let's talk. Together we can discuss what you would like to do.

Fixed price $495,000

For more information: Open the camera on your phone and scan the QR code.

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Property Featured: 2C South St, Nelson - More info on page 4

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