



BAYLEYS

PROPERTYVIEW



Ostend 72 Wharf Road

Your happy place

Just off The Causeway and steps from the waterfront, this elevated 1,642m² site captures sea views and laid-back island living. The bach-style cottage features wooden floors, sun-filled spaces, a modern kitchen, and open-plan living with heat pump. Upstairs are two bedrooms, a bathroom, and a study nook; downstairs offers a utility room, laundry, and storage. Enjoy two sunny decks, a 30,000L water tank, and updated septic system. Walk to the bus stop, Ostend amenities, boat ramp, and ferry. Island living doesn't get easier than this.
bayleys.co.nz/2157437

1,642sqm 2 1 1

For Sale Price by Negotiation
View Sun 11-11.30am

Hayden Ringrose 021 590 668
Hayden.ringrose@bayleys.co.nz

BAYLEYS REAL ESTATE LTD, LICENSED UNDER THE REA ACT 2008



FINAL NOTICE



Oneroa 184 Ocean View Road

Gorgeous Character Cottage

Welcome to 184 Ocean View Road! Positioned just a short stroll from both Little Oneroa and Big Oneroa beaches, and within easy walking distance to the village's shops, cafés, and amenities, this elevated, two-bedroom character cottage offers the perfect blend of Waiheke lifestyle and modern convenience. Set high on the hill and bathed in sunlight this bright, classic cottage offers year-round warmth, comfort, and that relaxed Waiheke feel. At the heart of the cottage is a modern, fresh, and spacious kitchen - complete with wide windows that open out onto the sunny brunch bar. Would you like a Mimosa? Downstairs, you'll find a bonus office space or flexible room. Ideal for working from home, extra storage, or hobbies. Whether you're after a cool island retreat or a character home with no lawn to mow, this 'cutie-pie' ticks many boxes!

Don't miss your chance to secure a classic Waiheke cottage in a golden location. Call Mandy or Holly to view today!

bayleys.co.nz/2157442

1,003_{sqm} 2 1 1

Tender (unless sold prior) Closing 4pm, Thu 17 Jul 2025
145 Ocean View Road, Oneroa, Waiheke Island
View Sat/Sun 12.30-1pm or by appointment
Mandy Brown 0274 822 460
mandy.brown@bayleys.co.nz
Holly Brown 021 2422 036
holly.brown@bayleys.co.nz
BAYLEYS REAL ESTATE LTD, WAIHEKE & GREAT BARRIER, LICENSED UNDER THE REA ACT 2008

OPEN HOME



Palm Beach 20 Hill Road

Renovate or Reimagine

Perched on a sunny hillside above Palm Beach, this classic bach is the ultimate do-up in an unbeatable location. Set on a generous 1,108sqm section with a concrete driveway, it's packed with potential for renovation or redevelopment. Just a short stroll to Palm Beach, Arcadia Café, the local store and bus stops, it offers the perfect base for relaxed island living. With restaurants, supermarkets and amenities close by, this is a rare chance to secure a piece of old Waiheke charm and transform it into something truly special.

Bring your vision – the opportunity is here.

bayleys.co.nz/2157450

1,108_{sqm} 2 1 4

Auction (unless sold prior) 2pm, Wed 16 Jul 2025
Bayleys House, 30 Gaunt Street, Auckland Central
View Sun 1-1.30pm or by appointment
Hayden Ringrose 021 590 668
hayden.ringrose@bayleys.co.nz
BAYLEYS REAL ESTATE LTD, WAIHEKE & GREAT BARRIER, LICENSED UNDER THE REA ACT 2008



OPEN HOME



Palm Beach 9 Tiri View Road

Once in a lifetime opportunity

- Positioned in the heart of Palm Beach, this is a rare chance to secure a flat site (1239sqm +/-) with stunning views.
- Just 150 metres from the beach.
- Close to the cafe, store and bus stops, this is an unbeatable location.
- Don't miss this exceptional slice of paradise.
- Whether you're dreaming of your ultimate bach getaway or planning to build your grand design, this property offers flexibility and potential.

Call Hayden to view.

bayleys.co.nz/2157349

1,239sqm 4 2 1

Price by Negotiation
View Sun 12-12.30pm or by appointment
Hayden Ringrose 021 590 668
hayden.ringrose@bayleys.co.nz
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Ostend 127 Sea View Road

Elevated and full of potential

Set on a generous 4,029sqm site in the heart of Waiheke Island, this elevated section offers a rare combination of privacy, all-day sun, and sweeping views across the island and beyond. From stunning sunsets to twinkling Auckland city lights in the distance, the outlook is simply beautiful. Perfectly positioned, you're just minutes from Waiheke Primary School and the conveniences of Ostend Village, with Palm Beach and Onetangi Beach only a short drive away. This central location offers the ideal balance of coastal charm and rural tranquillity. In July 2024, concept plans were developed for a beautifully designed Lockwood home. These plans feature a light-filled, open-plan layout with seamless indoor-outdoor flow, including large sliding doors, expansive decks for entertaining, a generous master suite with walk-in wardrobe and ensuite, plus a separate guest bedroom and bathroom, all thoughtfully designed to embrace the natural surroundings.

bayleys.co.nz/2157452

4,029sqm

Price by Negotiation
View by appointment
Mana Tahapehi 027 566 0079
mana.tahapehi@bayleys.co.nz
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While awards are nice, we value our customers' opinion above all else



GULF NEWS VOYAGER MEDIA AWARDS COMMUNITY NEWSPAPER OF THE YEAR 2025
WAIHEKE WEEKENDER CNA RUNNER UP BEST MAGAZINE 2025 AWARDS

"They say you can't sell a secret. Using local advertising is a fundamental necessity in our business and we continue to thrive using Gulf News and Waiheke Weekender."

TOBIAS ROEBUCK-WARD, WAIHEKE HOMES

"We have a weekly ad in the Gulf News. The design team is excellent at their job (and very patient with me) I just send them an pdf with some notes and they do the rest. The ads frequently bring in sales. People often bring the paper in with them to show me the ad!"

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Call Richard 372 5055 or Gail 027 332 8647 sales@waihekegulfnews.co.nz



Waiheke Weekender



Step into Spring – Already SOLD!

Thinking of selling your home on Waiheke?

Property listings are at their lowest in years — which means less competition and more buyer interest in your home.

List with H&H Real Estate before 31st July 2025 and receive \$4,000 worth of premium advertising FREE!

- Professional photography
- Video, drone & floor plan
- Printed ad in Waiheke Weekender
- Social media promotion
- Feature listings on internet portals
- Signboard
- (Some T&Cs apply)



YOUR JOURNEY. YOUR HOME. OUR PRIORITY.

Buying or selling a home can be a stressful process if you don't have the right real estate agents. Our combined 25 years experience selling real estate on Waiheke Island means that you can rely on us to achieve the best possible result for you.

CONTACT:

Harry Howe

021 027 81618

harry@hhrealestate.co.nz

Helen Howe

022 036 1844

helen@hhrealestate.co.nz

hhrealestate.co.nz



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FOR SALE



Private Retreat – Vendors Relocating

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For Sale: Price By Negotiation

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Chris Jones: +64 21 795 194 | chris.jones@nzsir.com

Francine Sweet +64 21 060 8998 | francine.sweet@nzsir.com



FOR SALE



East-Side Sanctuary Between Beaches

162 OCEAN VIEW ROAD, ONEROA

For Sale \$2,285,000

View: nzsothebysrealty.com/WAG10920

Open home by Appointment

Cathy Cameron: +64 27 481 3937 | cathy.cameron@nzsir.com



FOR SALE



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5 CHURCH BAY ROAD, ONEROA

For Sale: Price By Negotiation

View: nzsothebysrealty.com/WAG11093

Open home by Appointment

Cathy Cameron: +64 27 481 3937 | cathy.cameron@nzsir.com



FOR SALE



Villa Blanca

K/4 BAY ROAD, PALM BEACH

For Sale: From \$875,000 + GST if any

View: nzsothebysrealty.com/WAG11075

Open home by Appointment

Cathy Cameron: +64 27 481 3937 | cathy.cameron@nzsir.com

