

2°6MR

206 MANUKAU ROAD EPSOM

REFINED RESIDENCES IN THE HEART OF EPSOM

Your Epsom Address Start Here



Refined Residences in the Prestigious Double Grammar Zone



Positioned within one of Auckland's most sought-after school zones, 206MR offers access to both Auckland Grammar School and Epsom Girls Grammar School - adding enduring appeal to an already prestigious Epsom address.

The Best of Epsom, Around You



A collection of premium residences in the heart of Epsom, thoughtfully designed for effortless living in one of Auckland's most established and desirable suburbs.

With a considered mix of duplex and standalone three-storey homes, offering four or five bedrooms and dedicated car parking, 206MR brings together modern comfort, low-maintenance living and the convenience of a central Auckland address.

Designed for the Way You Live

Three distinct residences offer flexible layouts, generous accommodation and the practicality of dedicated parking. Each home is arranged across three levels to make considered use of space.

LOT 6

4 BED / 3 BATH / 1 LIVING / 1 GARAGE

LOT 7

4 BED / 3 BATH / 1 LIVING / 1 GARAGE

LOT 8

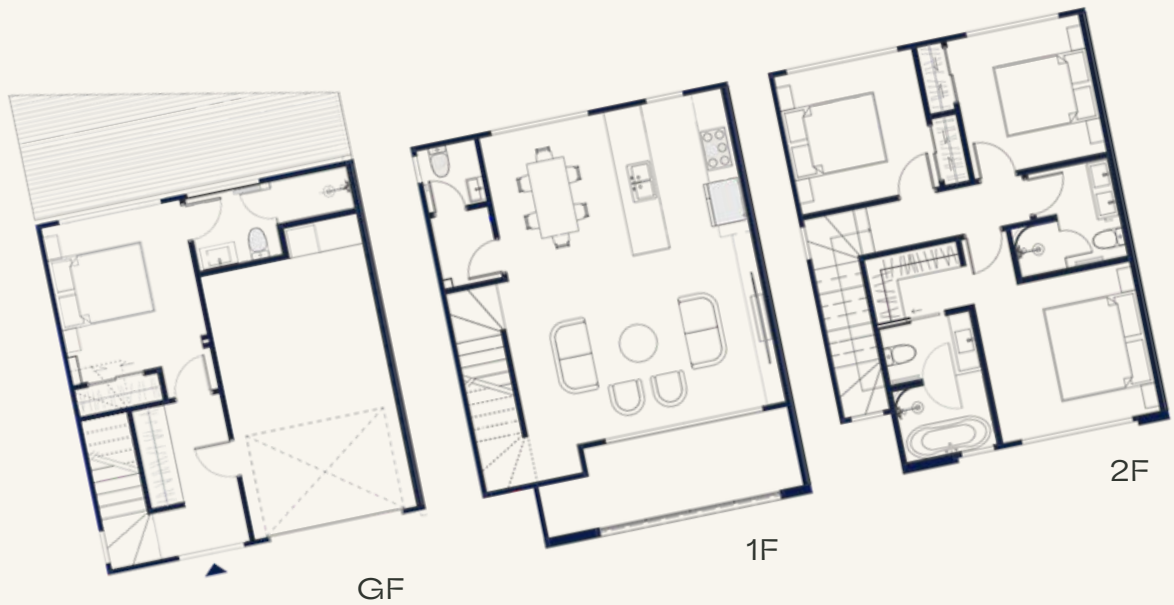
4.5 BED / 3 BATH / 2 LIVING / 1 CARPORT



LOT 6

Land area 93 m²

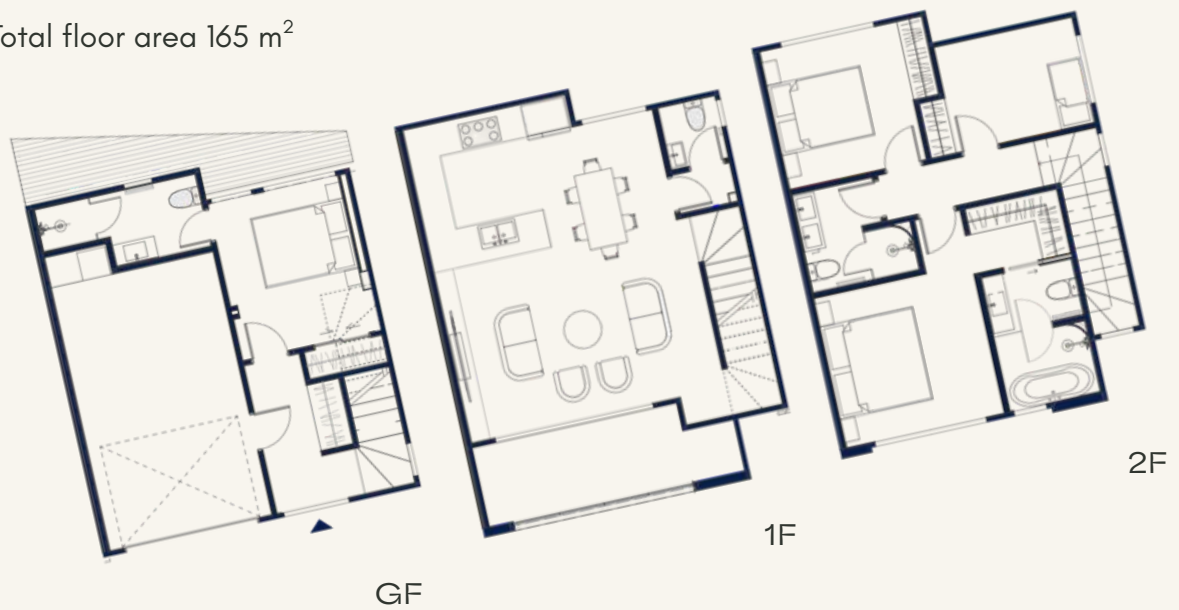
Total floor area 172 m²



LOT 7

Land area 81 m²

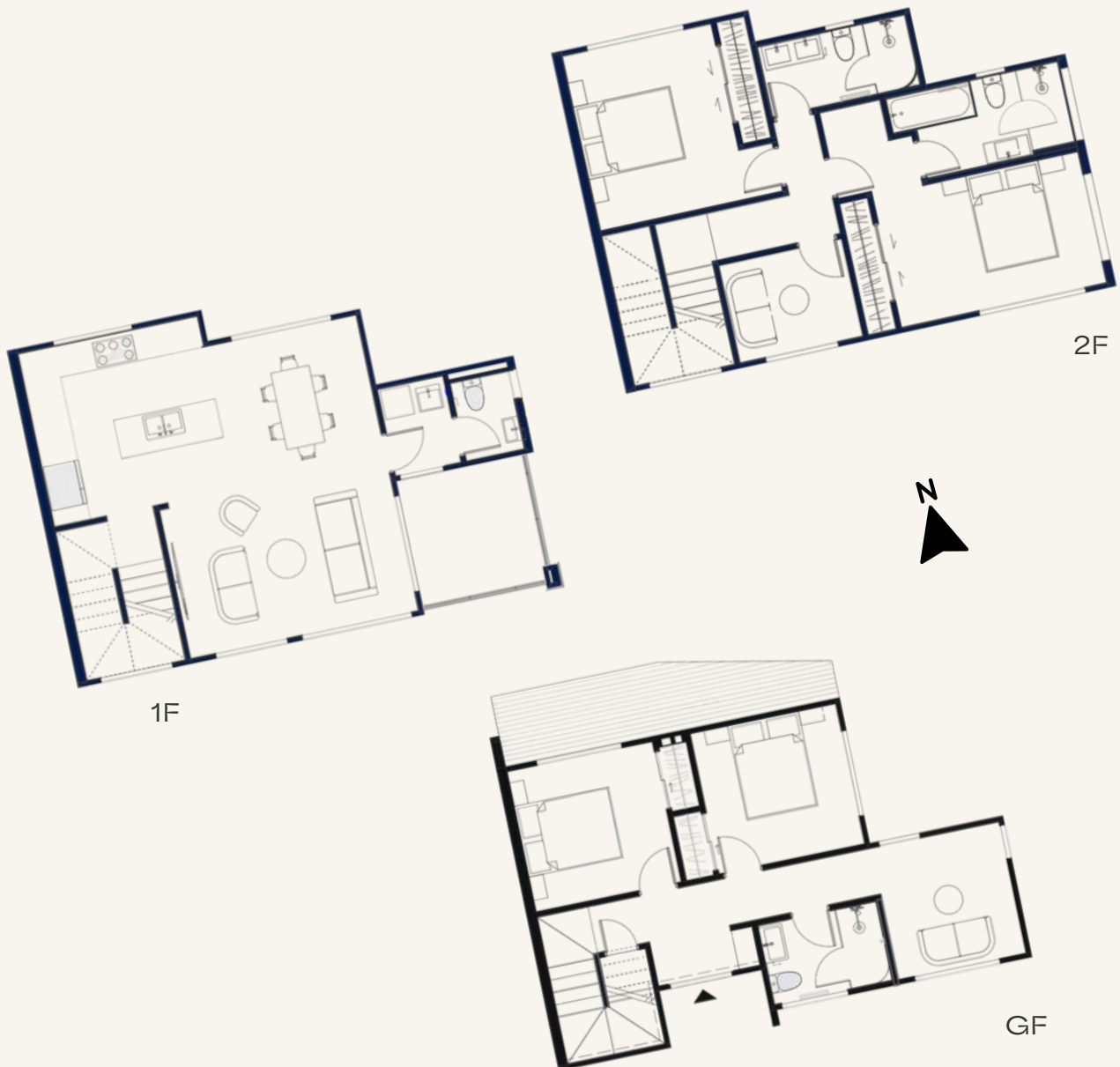
Total floor area 165 m²



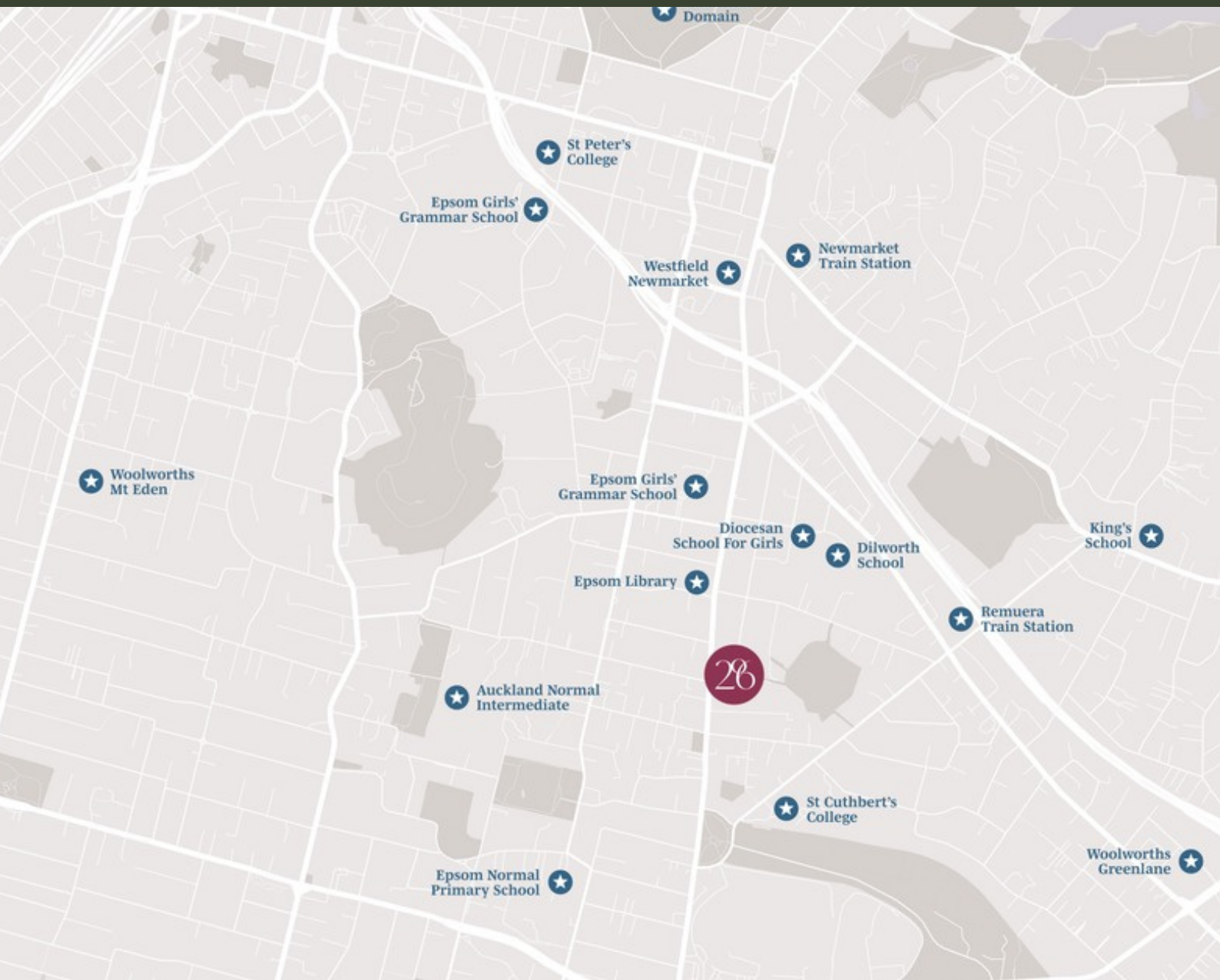
LOT 8

Land area 162 m²

Total floor area 177 m²



Effortlessly Connected



Perfectly positioned for everyday convenience, 206MR puts leading schools, Newmarket, transport links, parks and everyday essentials all within easy reach – connecting you effortlessly to the best of central Auckland.

Homes Shaped Around Modern Life

Quietly sophisticated and beautifully positioned, Epsom offers the ease of established suburban living with the city close at hand.

EDUCATION



Epsom Girl Grammar School, Auckland Normal Intermediate, Epsom Normal Primary School and a strong selection of leading colleges nearby.

EVERYDAY CONVENIENCE



Enjoy the convenience of having Newmarket's shopping and dining, local cafés, supermarkets and everyday essentials just minutes from home – making life at 206MR as effortless as it is connected.

Everything You Value, Closer to Home

Spend weekends beneath the mature trees of Cornwall Park, meet friends over lunch in Newmarket or simply enjoy the calm of an established residential neighbourhood.

At 206MR, the location and the homes work together: generous spaces for family life, contemporary finishes for easy upkeep and a central address that keeps daily routines simple.



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Your Epsom
address starts here

PRIVATE VIEWINGS & ENQUIRIES

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