

# 1094 Tabletop Road, Tolmie, Vic 3723



## House For Sale

Friday, 10 May 2024

1094 Tabletop Road, Tolmie, Vic 3723

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 2 m2**

**Type: House**



Natalie Moggach  
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Jenny Gould  
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**\$800,000 - \$880,000**

Open for Inspection Saturday the 18th of May, 2:30pm-3:00pm. Please register your interest. The certificate of occupancy was approved for the conversion of this shed to a dwelling in 2010. You still have the option to build your dream home with an approved site...but there's no hurry. Relax and enjoy life, save some more money and work on your plans. Make sure to include plenty of big windows to take full advantage of the incredible views on offer here! In the meantime you have 3 big bedrooms plus a smaller 4th bedroom or storage area, a decent bathroom and great kitchen, plus a spacious open plan living area with reverse cycle air-conditioning and a nice log fire. We love the big alfresco deck and think it looks like a great spot to solve the problems of the world over a quiet beverage or two! Mains power is connected and there's a 5kw solar system to help reduce the power bills, plus ample rainwater storage and an approved septic system. 2 shed bays each boast decent roller doors, one bay has a concrete floor and there is heaps of extra flat space to park caravans, boats, 4WD's and other important equipment. The property is within easy reach of some amazing tracks in a variety of State Forest areas, as well as Lake Eildon and Mt Buller. The booming regional town of Mansfield is just 15 minutes down the hill. You can watch the town lights twinkle in the evening, but they don't compare to the amazing starry night skies above! It really is so peaceful here...and incredibly beautiful!