

**115 Brandy Hill Drive, Brandy Hill, NSW 2324**



**Sold House**

Friday, 3 November 2023

115 Brandy Hill Drive, Brandy Hill, NSW 2324

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 8**

**Area: 4 m2**

**Type: House**



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**\$1,770,000**

Step into the charming picture perfect 115 Brandy Hill Drive, where automatic gates, a gravel driveway, manicured gardens, fenced paddocks, a swimming pool and tennis court set the stage for an extraordinary family resort lifestyle. Spread across 12 useable acres, it's a rural haven with Seaham village a mere stone's throw away. Inside you're immediately welcomed by a warm, homely feel with polished timber floors & carpet throughout, pitched ceilings & ample sunlight streaming through the large windows with farmland & property views. There is separate lounge, dining & living areas creating plenty of space for the family or extended family to enjoy. The heart of the home is a kitchen that's all about efficiency and quality, with an electric cooktop, oven & grill dishwasher, ample cupboard space & beautiful 40mm acrylic benchtops. Ducted air-conditioning & a combustion woodfire provides comfort all year round. The master bedroom features an ensuite with a frameless glass shower, heated towel racks & a deep soak. The remaining bedrooms are decently sized with built in robes & ceiling fans throughout. The main bathroom is centrally located to the bedrooms, has been updated and features a generous double sized frameless glass shower, vanity & heated towel racks. The laundry has also been renovated, is stylish, practical & has an external access for convenience. Take a wander around the deck and make your way to the additional living area with separate toilet, pool table - the perfect space for a gym, games room or third living space. Christmas time has never looked so good, entertain with friends & family under the outdoor alfresco area, light the fire pit & give the homemade pizzas a go in the outdoor pizza oven while the kids swim all summer long! This is the property that keeps on giving, family tennis matches will be fun on the synthetic surface, power court fitted with night lights & new fencing. If Champagne lunches appeal to you, then enjoy your ladies day in the champagne shack or utilise as an arty creative space ideal for gardening or painting. For the kids the train carriage creates a great space to set up their own sleep over haven, hangout space or simply use for extra storage. The property is ideal for those wanting horses, alpaca, a few cows or let the kids create their own motor bike track! Holding yards, animal shelter, chicken coup & 2 large paddocks create enough space to keep the animals happy.