

11A Sandalls Drive, Rydal, NSW 2790



Lifestyle For Sale

Wednesday, 10 January 2024

11A Sandalls Drive, Rydal, NSW 2790

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 43 m2

Type: Lifestyle



Hugh Gooding
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Stewart Murphy
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Auction - Friday 16th February from 10:30am

'Glen View' is a remarkable 107.5* acre property featuring an architecturally designed homestead. Located on Sandalls Drive, 2* hours from Sydney's CBD and only minutes from the village of Rydal. This idyllic property offers picturesque easterly views encompassing Lake Lyell and the Blue Mountains. This stunning property offers it all, ready for the next chapter and new owners to reap the benefits. • 151*km from Sydney CBD, Located on Sandalls Drive only 19*km to Lithgow, 54*km to Bathurst and 59*km to Katoomba with Sealed Road frontage. • The homestead features five bedrooms, two bathrooms and an open plan living area with soaring ceilings, heightened windows and striking grey ironbark flooring. • Enjoy the views of Lake Lyell from the living room or the large timber deck connected through heightened glass doors, perfect for entertaining. • This energy-efficient homestead includes quality insulation, an imported French fireplace with Caesarstone hearth, automated blinds, ceiling fans in every room, centor roll away screens, double pinned doors, double-glazed windows, ducted heating and cooling systems. • The property presents potential income earning opportunities with its proximity to wedding venues and short-stay options. • The five generously sized bedrooms all with built in robes and dual day/night blinds, include one master bedroom with a walk-in robe, ensuite and a view of Lake Lyell. • The two bathrooms include cast stone bath, large shower, reclaimed hardwood vanities, heated towel rails, and discreet storage cupboards. • The kitchen features Caesarstone benches, double ovens, island bench and a large walk-in pantry. • Total rainwater storage is 120,000 litres in the underground concrete tank. • The yard and garden are watered by an irrigation system including pop-up lawn sprinklers. • The boundary fence is a near new exclusion fence and internal fences near new hinge joint. • There are three stock water dams. • Steel cattle yards with loading ramp and all-weather access • Double bay carport • Lockable 20m x 10m steel frame shed with seven roller doors, approximately 3.2m high. With its breathtaking views, architectural features and first-class inclusions, within easy reach to Lithgow and Sydney CBD, 'Glen View' needs to be seen to be believed. A property of this quality and calibre does not come along very often, perfectly positioned to live your rural dream. Inspections: Please contact agent to book private inspections. Information Memorandum: Available in electronic or hard copy. Land Size: 107.5 acres (43.5 ha) Auction date: 16th February 10:30am Location: 152 William Street Bathurst NSW Agents Hugh Gooding | 0439 000 639 Stewart Murphy | 0427 363 118** Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it.