

**12 Merewether Lane, Dondingalong, NSW 2440**



**House For Sale**

Friday, 24 May 2024

12 Merewether Lane, Dondingalong, NSW 2440

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1 m2**

**Type: House**



Nathan Wilson  
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## Auction, Guide \$850,000

Experience next level luxury in this stunning brand new custom-built home nestled on 3.5 acres of verdant land. Positioned on a private road surrounded by nature, there is no compromising on convenience with just 20 minutes to coastal Crescent Head and 5-minutes from Kempsey. Boasting breathtaking views of the Macleay Valley, this beautiful residence, crafted by Hotondo Homes – award winning builders, offers high-end inclusions and a number of extras, such as sleek stone bench tops, built in storage, double privacy blinds throughout, ducted reverse cycle air conditioning, and top-of-the-line 900mm cooking and stainless-steel appliances. The thoughtfully designed layout features a spacious master bedroom with a stylish ensuite and discretely hidden walk-in robe, a private three-bedroom guest wing, and a sophisticated bathroom including a deluxe freestanding bathtub and separate toilet. The heart of the home is a contemporary galley kitchen and light-filled dining and living area that opens onto a sun-drenched outdoor patio. Enjoy a peaceful outlook across the tree-lined landscape and mountainous hinterland from this perfectly positioned open plan space. Furthermore, is a walk-in pantry, plush media room, and a chic laundry again with additional storage. Sustainability is at the cornerstone of this property with 6kw solar panels, a 20,000-litre water tank, durable timber plank floors and carpet to the bedrooms and media, and eco-friendly elements like stone and wood incorporated throughout. Outdoors provides ample parking and a remote double garage with access to inside and outside. The fully fenced parcel of land offers the perfect opportunity to create your own rural oasis, making this property ideal for those seeking a tranquil lifestyle in the countryside. With the build being finished, there is 6 years new build warranty so having peace of mind and security is no doubt! Hot off the press and completed to perfection this first-class rural retreat is ready and waiting to welcome your home, so to be in it to win it, do make sure you contact Nathan or Leah to arrange your next inspection.

**Property Descriptions:-** Purpose built luxury, country home with high end inclusions- Fully fenced lush green 3.5 acre lifestyle block- Mains water and power plus 20,000 litre water tank- Expansive patio overlooking mountainous hinterland- Elements of stone and timber, ducted air conditioning - Sleek galley kitchen includes 900mm cooktop-oven - Master bedroom offers walk in robe and stylish ensuite - State of the art main bathroom with deluxe bathtub - Light filled open plan living area, plush media room - 6kw solar panels, expansive storage, double garage - New Hotondo Homes build - 6 years builders warranty - Just 5 minutes to town & 20 minutes to world class surf

**Property Details:** Land Size: 3.5 acres Council Rates: Approx \$2,000 pa Agent declares interest. Disclaimer: The information contained in the advertising of this property is based on information provided to the agents, and the vendor and agents expressly disclaim any liability arising therefrom. The accuracy of the information cannot be guaranteed, and prospective purchasers should make their own enquiries and form their own judgement as to these matters.