

# 122 Split Rock Road, Beaconsfield Upper, Vic 3808

## Acreage For Sale

Wednesday, 15 May 2024



122 Split Rock Road, Beaconsfield Upper, Vic 3808

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 4**

**Area: 2 m2**

**Type: Acreage**



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**\$2,300,000 - \$2,400,000**

Nestled behind a secure gated entrance lies over 6 acres of captivating, parklike grounds featuring two homes and extensive outdoor infrastructure. This exquisite family estate, previously an orchard, epitomises the rural lifestyle Upper Beaconsfield is known for, offering an abundance of stunning flora and fauna in a completely private setting on situated on a bitumen road. At the heart of this sanctuary stands an expansive family home boasting five bedrooms and formal lounge offering a cosy setting, complete with open fire, the ideal space for adults to retire. The open-plan kitchen, dining and family room serve as the focal point for gatherings, while a separate living of generous proportions would be the perfect space for the younger family members to retreat. The culinary family member will find solace in the stylish, yet functional kitchen, fitted with quality appliances and stone bench tops, finished with pendant lighting. Extensive features include new, wool carpets throughout, fresh internal and external paintwork, wood heating, split system heating/cooling, en suite and walk in robe to master. A wrap around veranda is the ideal platform to take in phenomenal views of the dam, an array of maples, oaks, and manicured lawns. The spring fed dam ensures the gardens are well fed, while impressive shedding provides additional storage space for equipment and tools. A separate cottage, in a completely separate paddock out of view from the main residence enjoys its own driveway off Kitchen Road, a 7mx11m shed and breathtaking views of the region. The home consists of one bedroom, bathroom, study, and a fully equipped kitchen adjacent to family room. This residence is ideal for accommodating the in laws or older children. This exceptionally executed property will appeal to buyers seeking a rural retreat of generous proportions while living conveniently within close proximity to Upper Beaconsfield Primary, the Village and school buses not to mention only a 10-minute drive to Beaconsfield township.