

# 124 Henderson Road, Wentworth Falls, NSW 2782

 buymyplace

## Sold House

Friday, 8 March 2024

124 Henderson Road, Wentworth Falls, NSW 2782

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 822 m<sup>2</sup>

Type: House



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**Range: \$1,110,000 - \$1,290,000**

Phone Enquiry ID: 227052 The moment you enter Yallambee, nature and tranquility surrounds you. This beautiful western red cedar weatherboard home is a quintessential mountain cottage. Nestled within established cold-climate, landscaped gardens, this house offers all the peace and serenity one looks for in a mountain cottage home. The north-facing lounge/living space is bathed in natural light, with rear garden views and cathedral ceilings. The neutral colour tones - recently painted sage and natural white - harmonise with the nature outdoors and create a spacious and warm ambiance. A slow combustion fireplace, central to the living area, keeps everything toasty warm through the cooler months. A reverse-cycle air conditioner in the lounge, and ceiling fans throughout the home keep temperatures cool in warmer months. Yallambee offers four bedrooms, with the master bedroom at the rear of the house, and the three other bedrooms facing the front. The 2nd and 3rd bedrooms are accessible from the front hallway, are positioned adjacent to the main bathroom, and can be closed off via a hall door providing privacy for guests. The large 4th bedroom could be utilised as either a bedroom, separate living area, retreat space, home office or art studio. All bedrooms have ceiling fans, and three bedrooms feature beautiful pendant lighting. Cooking is a delight in the modern kitchen, with plenty of bench space, organised storage options, a Miele dishwasher, subway wall tiling, under-counter water filtration system, and a kitchen bar seating area where you can chat with family/friends while preparing a meal. The kitchen is part of the larger open space living/lounge/dining area. The rear undercover verandah is accessible through sliding wooden doors from both the living room and master bedroom. Here is a comfortable haven where you can immerse yourself in an afternoon of reading, watch the local birdlife, catch up with friends over a drink, or entertain guests with a barbecue. If you enjoy gardening, or are keen to start, this cottage-style garden will tempt you to spend some quality time here. The well-established plants include camellias, dogwoods, maples, azaleas, blossoms and more. There is also a custom-built raised garden bed for you to grow your own organic herbs and vegetables. The gardens are a haven for many native bird species - king parrots, crimson rosellas, black cockatoos, Gang-gang cockatoos, rainbow lorikeets, bowerbirds, kookaburras - which visit regularly. Located on the north side of Wentworth Falls, the home is a convenient 3-minute drive to the village shops, train station, local school and nearby lake, but far enough away from the traffic/train noise to ensure your serenity isn't disturbed. The local neighbourhood residents are friendly and welcoming. There are some lovely bush walking options just around the corner, or travel a few kilometres for some truly spectacular walks.

**Summary of Features:**

- \* Private and peaceful setting that feels like a sanctuary
- \* Light-filled interiors with cathedral ceilings in living/dining/kitchen areas
- \* North-to-rear aspect with a large balcony overlooking the garden
- \* Four bedrooms, master with walk-in robe and ensuite
- \* Cosy fireplace that keeps the home beautifully heated
- \* Ceiling fans and aircon for comfort all year round
- \* Plush carpeting in living areas and three bedrooms
- \* Landscaped cottage gardens with terraced ironstone gabion walls
- \* Custom-designed raised garden beds for organic gardening
- \* Fully fenced backyard
- \* Modern kitchen with dishwasher, lots of bench space, water filtration
- \* Well-organised modern laundry/mudroom with rear garden access
- \* Crimsafe security doors on front, back and verandah entrances
- \* Abundance of storage space in internal laundry, attic and subfloor areas
- \* Workshop area located under the rear verandah
- \* Approx 3-min drive to shops and train station; local bus on road.

Yallambee makes a wonderful upper mountains home or weekend retreat. Mountain cottage properties of this quality at this price-point in Wentworth Falls are very hard to find. Don't miss this wonderful opportunity to own a gorgeous mountain cottage sanctuary. If an Open Home isn't scheduled, please contact us to arrange a private viewing.