

125 Cribbes Hill Road, Elphinstone, Vic 3448



House For Sale

Friday, 3 November 2023

125 Cribbes Hill Road, Elphinstone, Vic 3448

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 24 m2

Type: House



Matthew Bourke



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\$1,300,000 - \$1,430,000

Serene and secluded, and located up on a winding country lane amidst unique stands of snow gum and remnant trees, this property magnificently blends lifestyle, vocation and multi-generational potential. With crisp, contemporary lines harmoniously contrasting with the property's unbridled pastoral charm, this enchanting estate sits on 60 acres of productive land, with some of the best views to Mount Alexander and surrounds. Inspiring a complete treechange, with 3 bedrooms plus study, it also encompasses a separate self-sufficient single bedroom apartment accommodation, sheep and cattle farming amenities, and excellent underpinnings - ideal for recreational farmers and home businesses, or offering the opportunity to simply enjoy whilst agisting the land and letting someone else farm while you enjoy the lifestyle. Set well back off the country lane, the home's modern brick facade encases a complete family lifestyle, introduced by timber vinyl flooring that works with plush carpets for a decidedly homely feel. A formal lounge with a wood flue heater sits separate from a family/dining and conservatory area, creating an almost entirely fluent outpour to the adjoining alfresco area. The modern chef's kitchen has been completely revitalised with a La Germania 900mm gas cooker encased within marble and timber benchtops, ideal for lavish catering for guests enjoying the adjacent alfresco zone, complete with a woodfire pizza oven and BBQ. The productive 60 acres presents seven large, interconnected grazing paddocks including a meshed fence paddock, ideal for lambing or separation tasks, with water available to all. There is potential for additional 20 acres along boundary under Govt. lease STA. A shearing shed, vegetable garden and a wood store/fox-proof chicken shed add to the significant hobby/alternative farming opportunities available, while the 1-bedroom apartment offers scope for multi-generational living or holiday accommodation. Located just under 90 minutes from Melbourne's CBD and complemented with some of Elphinstone's best views towards Mount Alexander, this magnificent estate is finished with premium wool carpets, split-system air conditioning, fixed wireless internet and two single carports. A 20-minute drive has you at culturally rich Kyneton or Castlemaine townships, with the best of the Goldfields at your fingertips. Contact Agent for an Inspection.