

**138 Mulwaree Drive, Tallong, NSW 2579**

THE AGENCY

**House For Sale**

Friday, 2 February 2024

138 Mulwaree Drive, Tallong, NSW 2579

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 1 m2**

**Type: House**



Alex Watanabe

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## Auction Guide - Contact Agent

Bordering the beautiful Southern Highlands, this unique home is nestled on approx 3.25 acres of tranquility. The exterior of this extraordinary house gives little indication of the beauty that lies within.- Nestled in a peaceful, leafy location, this quality home is built on a steel frame with Western Red Cedar timber lining. The internal walls & roof are also steel framed for durability- The northern sun floods the living areas with natural light, showcasing expansive rooms that flow seamlessly from one to the next. Double-glazed windows, cathedral ceilings, & numerous skylights. Lovely nature views from every window- Huge eat-in kitchen with walk-in pantry, central meals bench, & classic AGA stove- Magnificent living room with built-in bookcases. Sliding doors from the dining area & open plan family room lead to a sun-drenched interior courtyard, connecting the indoors with nature- Enjoy the warmth from the wood fire & embrace modern comforts with gas points & reverse-cycle air conditioning- Master bedroom with floor-to-ceiling windows, a walk-in wardrobe, & ensuite- Beautiful native & European trees & shrubs in stone-walled gardens & mini orchard- This nature paradise comes with ample water storage, including 110,000-litre tank, 2 x 35,000-litre tanks, & 20,000-litre fire tank- Solar panels feed to house & excess to grid through a smart meter. Detached garage & carport- Surrounded by the serene beauty of Tallong Park Estate, you'll enjoy exclusive access to amenities, incl. a swimming pool, golf course, tennis/basketball facilities, & bushwalking/riding trails – a dream lifestyle opportunity at your doorstep- approx 1.5 hrs from Canberra, under 2 hrs from Sydney; 30 min to Goulburn & Moss Vale- Fantastic lifestyle opportunity where unique design meets the serenity of nature. Very private while remaining conveniently close to Tallong village's delightful café, general store & train station. For more information, please contact Alex Watanabe on 0400 687 551. Disclaimer: While we make every effort to ensure that the information we provide is correct & up to date, we do not warrant its accuracy or reliability. Interested parties should exercise their own independent skill & judgement before they rely on it. In any important matter, you should seek professional advice relevant to your own circumstances. Interested parties should rely on their own enquiries.