

**1416 Grand Ridge Road, Trida, Vic 3953**

**BOYDE & CO.**

**Sold Lifestyle**

Wednesday, 27 September 2023

1416 Grand Ridge Road, Trida, Vic 3953

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 24 m2**

**Type: Lifestyle**



Brad Boyde

## Contact agent

Gloster Park - 1416 Grand Ridge Road Trida offers an extraordinary 60-acre farm showcasing some of the finest land available in South Gippsland. This property is immersed in natural beauty, commanding expansive views of rolling hills, farmland, and lush green landscapes from every corner. The well-designed residence, crafted by Harkaway Homes, caters to spacious family living, featuring three distinct living areas. These include a versatile rumpus room, a living space with a dedicated dining area, and an open-plan kitchen with an adjoining family room. All four generously sized bedrooms come with built-in robes and charming timber doors that lead to the property's wrap-around veranda. The master bedroom boasts a full ensuite, a walk-through robe, and custom cabinetry. Additionally, the study could efficiently serve as a fifth bedroom if needed. The home ensures year-round comfort with zoned hydronic underfloor heating and a slow-combustion wood heater, complemented by double-glazed windows. Throughout the house, you'll find a meticulous country provincial aesthetic, characterized by warm engineered timber floors, timber and stone countertops, replica light fixtures, an Italian Fratelli Onofri dual fuel oven, and Gatsby tiles in wet areas. The property features well-kept fencing consisting of barbed and electric plain wires. It also includes stockyards with a loading ramp, a spacious 8m x 12m storage shed with a greenhouse, four 22,500-liter Poly tanks for water storage, and a 35,000-liter concrete stock header tank. Two stock dams. Whether you're looking for a permanent residence to immerse in your agricultural ambition or a premium weekend getaway, 1416 Grand Ridge Road presents an irresistible choice, offering rural charm, well-maintained amenities, and an abundance of native wildlife and woodlands. Additional details:- Located 26 kilometres from Leongatha- 26 kilometres from Warragul- Approximately 130 kilometres from Melbourne CBD- 24.33 hectares (60 acres) in a farming zone- Excellent Telstra Network connectivity- Electric heat pump water service- All-weather driveway leading to the house with concrete edging- Powder room, mudroom, large laundry, walk-in pantry- Shipping container Inspections are easily arranged by contacting Brad Boyde at 0400775388