

# 146 The Channon Road, The Channon, NSW 2480



## Sold House

Monday, 28 August 2023

146 The Channon Road, The Channon, NSW 2480

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 2 m2**

**Type: House**

## Contact agent

Nestled within a highly desirable hinterland pocket and surrounded by large farms and awe-inspiring views, this property offers rural seclusion without compromising on proximity to schools, shops and the amenities of urban areas. Even the golden beaches are a short 40 minute drive away. Set between the villages of Dunoon (Macadamia Capital and gateway to State Rainforests) and The Channon (Home of the Country Market and gateway to Waterfalls & National Parks) this is indeed a blue-chip locale. This oasis of peace and privacy is in a truly picturesque setting. Encompassing 5 acres and boasting a plateau position, it has plenty of usable land including already established mature fruit trees. The set-back dwelling sprawls across a single level opening up on the northern side to huge and inviting covered entertainment areas, looking beyond to the saltwater swimming pool and beyond again to a backdrop of deep valleys and the sweeping views North over Mount Nardi and the Nightcap National Ranges. This well presented and spacious 3 bedroom, 2 bathroom brick and tile home is essentially a family home, but is equally suited to professionals looking for a tree change without compromising on space or creature comforts. Enjoy a solidly built and well equipped kitchen with gas cooking in the island, granite countertops and a walk in pantry, two living zones or a rumpus room (with air con and wood heater), three large bedrooms with built in robes & ceiling fans (including a large master suite with outdoor access, its own ensuite and huge walk-in-robe), as well as those enticing outdoor entertaining spaces. This includes the pool, creating two distinct entertainment zones - great for parties, or just to keep you privately cool in those long hot summers. In addition there is a 2 bay shed on a concrete slab, plus undercover parking options. Town water is connected with a 6.4kw solar system and solar hot water system installed. NBN internet is available and the boundaries are fenced with plenty of room for a pony, chooks and extra gardens. There are plenty of features to make this offering stand out in the crowd - not least the potential to upgrade what is already a top-of-the-line design / example of brick builds of its era (circa 1980's). Not simply a rectangular floorplan, it is instead shaped to take full advantage of the outlook it enjoys. The semicircular drive and colourful feature trees in the grounds create a lovely ambiance, and the entertainment areas take full advantage of the outstanding location. Showcasing the perfect blend of family or extended family bliss and prestigious living, capitalise on this enticing lifestyle and location, and book a private tour with Samara Burcher on 0429 806 288.