

# 147 Brick Kiln Lane, Braidwood, NSW 2622

**belle** PROPERTY

## Sold Lifestyle

Saturday, 27 January 2024

147 Brick Kiln Lane, Braidwood, NSW 2622

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 8 m2**

**Type: Lifestyle**



Kelly Allen

**\$1,330,000**

'Woodlands' is a beautifully designed and built solar passive style home set on 8.39 HA (20.73 acres approx.) of natural bushland offering spectacular sunsets over the distant mountain ranges. Located 17 kms\* from historic Braidwood in the region of Bendoura, this special home offers buyers an off-grid lifestyle and is just over 3 hours to Sydney\*. THE HOUSE is constructed of Timbercrete; a popular building material for environmentally discerning homeowners who value sustainability and beauty. Built in 2012\* the home features generous open plan living with a sunken lounge and combustion fireplace that opens out onto a large verandah complete with cosy lounge area; the perfect place to read the afternoon away and take in those expansive views. The modern kitchen boasts ample space, centre island and recycled timber bench tops and opens out onto a private courtyard garden. There is a second living space which doubles as a library or rumpus room with additional combustion fireplace. There are three good size bedrooms, upstairs loft study/ child's room plus modern bathroom and 2nd bathroom in laundry. THE LAND is 8.39 HA (20.73 acres\*) and is a mix of natural bushland and cleared open grassland that has a unique wetland offering a diverse habitat for around 63 species of birds and delightful board walk. There is a spring fed dam and the block is fully fenced. The land is teeming with wildlife, from a pair of Latham Snipes who visit annually to a lazy wombat and a shy echidna to mention a few and will be appreciated by a lover of flora and fauna. For a detailed sheet about the wildlife, ask our agent. SHEDDING consists of a garage with 2 x roller doors and separate workshop bay plus a double carport at the house. OTHER FEATURES include double glazed windows to most of the house, cross flow ventilation via high electric windows, 4kw solar system with batteries (mains power close by and can be connected), assorted fruit trees and veggie patch, chook pen/ shed, rainwater tanks, seasonal creek, internet and mobile via NBN Satellite and landline phone. Available to view by private inspection only, phone Braidwood's premium agency Belle Property Braidwood