

158 Simmonds Creek Road, Tawonga South, Vic 3698



Sold House

Saturday, 2 September 2023

158 Simmonds Creek Road, Tawonga South, Vic 3698

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 2 m2

Type: House



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Welcome to 158 Simmonds Creek Road, a 5 acre established property bursting with potential. Picture a long, winding driveway lined with trees leading to a double brick homestead, tucked away and hidden from sight from the road. Beautiful greenery everywhere you look. Breathtaking elevated views. This is one of those once-in-a-lifetime opportunities! Whilst the home isn't new, it was built to last and is as solid as they come. Perfect for families with teenagers or grandparents, there are two spacious master bedrooms as opposite ends of the house, each with separate entries and identical-size bathrooms. Two further spare bedrooms allow for more visitors, as well as a fourth bedroom or study. The kitchen is the heart of the home flanked by two living areas, one more of a sitting room for visitors near the front entry to the home, and the other a larger family room complimented by a combustion wood heater. The kitchen has a walk in pantry, and just down the hallway is an additional room perfect for storing canned goods and other bulky items like suitcases. Underfloor heating and a split system provide further heating and cooling, although being double brick it stays at a level comfortable temperature year round. As you continue to ascend the block you see the first shed, with power/water and a very unique outhouse! The original owner built in stables and secure storage areas. Up onto the next terrace is an even bigger shed! Also with lights and power, this could be perfect for storage and a workshop if you are a tradie. The beauty about these terraced levels on the block is that you can barely see the levels below you - with gardens and elevation you look straight over the top of the building/s below. Continuing further up, you reach what can only be described as the Kiewa Valley's best veggie patch! Fully fenced, with raised, irrigated beds, a potting shed, and a shady pergola where you can enjoy a summer dinner fresh from the garden as you gaze out towards the incredible view to Bogong and surrounds. It is a truly special part of this amazing property. Last, but certainly not least - the very top of the block is vacant space with the very best views of all. It would be criminal not to build a house here with a straightforward subdivision including a separate driveway STCA. Neighbouring allotments have already completed various subdivisions, so the precedent is already set. You have a very comfortable home to live in whilst you build up the top, and simply rent it out or sell it once you are finished. The features don't stop there;- All gardens fully irrigated with a very well set out and labeled system so anyone can use it- 20,000, 62,000 and 110,000L rainwater tanks supply the house and garden entirely. Whilst the property is connected to mains water, you needn't use it at all - the current owners don't. No more hefty water bills! - Ample available roof space to install solar and generate more power than you could possibly need. You could be fully self sufficient. - Undercover parking at the house for 3 cars. This property must be seen in person to fully appreciate its beauty. Contact us to organise your private inspection.