

160-168 River Street, Deniliquin, NSW 2710



House For Sale

Thursday, 21 March 2024

160-168 River Street, Deniliquin, NSW 2710

Bedrooms: 3

Bathrooms: 3

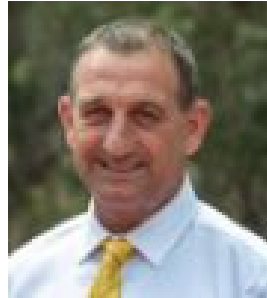
Parkings: 6

Area: 4 m2

Type: House



Sam Hall



Hamish Thomson

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Contact Agent

This stunning River Street property offers a natural diversity and scale like no other. On your doorstep is four hectares of bushland - combining absolute Edward River frontage with sweeping red gum forest and your own private lagoon. The view from the outdoor entertaining area is simply superb, and you'll wonder at the abundance of flora and fauna. You have 140m+ of private and peaceful Edward River frontage (no ski zone), where you can swim, camp, fish, boat and more, and there is a connecting track to the nearby and popular 'Browns Beach'. Lose yourself in your own private forest - bushwalking, birdwatching, firewood - or light a campfire on the grassed area next to your own natural lagoon. As far as lifestyle goes, this has the lot, and yet you're only a five-minute drive to the Deni CBD. The big three-bedroom home is architect-designed and craftsman-built and is perfectly positioned high on the sandhill country to take full advantage of the views and elements. This is only the second time since it was built in the mid-1980s that it's come up for sale, and it's not to be missed! The internal lay-out is ahead of its time, with master bedroom and study at one end, and the kids' bedrooms and family room at the other. Meeting in the middle is an open-plan living and dining room with floor to ceiling timber frame windows offering 180-degree bushland views and opening onto the raised timber decking outdoor area. Alongside is the modern and updated kitchen and casual meals area and formal entry. The master bedroom boasts walk-in robe and ensuite, and also takes full advantage of the leafy surrounds with full length window views which extend to the adjoining study which also offers ample storage. At the other end of the home, both bedrooms have built-in-robos and the updated and modern family bathroom has dual basins and separate bath and shower, while the spacious laundry offers practical storage options. And there are many more features - reverse cycle air conditioning throughout, split system AC, open fireplace, wood heater, town water connection, bore water and pump supplying a fully automated sprinkler system for the sprawling lawns and gardens, storage water tank, solar power, double garage with shower and toilet and auto rollerdoors, stand-alone shed with rollerdoor and adjoining annexe for the caravan, steel framed arbour and paved sitting area, and established trees offering privacy from River Street. This remarkable property will go under the hammer on Saturday, April 20 (unless sold prior).