

197 Oxley Drive, Mittagong, NSW 2575



Sold House

Friday, 6 October 2023

197 Oxley Drive, Mittagong, NSW 2575

Bedrooms: 6

Bathrooms: 5

Parkings: 3

Area: 4000 m2

Type: House



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Contact agent

Absolute privacy, energy efficiency and prestigious address. An extraordinary property at the top of 'The Gib' providing options that will spark your imagination and capture your heart. 'Darnell,' 197 Oxley Drive is a grand and beautiful home of many moods and seasons. Capitalising on its large footprint and excellent north-facing, mountain-top location, this stunning property, imagined into being by the owners, is custom built to exacting standards of quality and sustainability. Run as a successful bed and breakfast for many years, the spaces are configured to create multiple private sanctuaries that cater to the many possible permutations for a growing or grown family, weekend visits from friend and relatives, or ongoing boutique accommodation. The entrance is a private hedged avenue that immediately transports you from the bustle of Highlands life. Totally screened from neighbours and connected to views across the lawns to the nature reserve beyond, your own private haven. There are formal and informal entrances to the home, with main opening to a grand cathedral foyer to welcome guests, and a garage with internal access for convenient access to the family spaces. The living area is the nerve centre for a busy family. 'Darnell,' 197 Oxley Drive is a double-glazed, passive solar home that captures the winter sun and reflects the summer heat. The synthesis of intelligent and comfortable living. The custom kitchen is built in Tasmanian Oak with composite granite benchtops; a generous space with family eating, ample storage, large island, and quality appliances. It flows seamlessly to the incredible conservatory, a wonderful space that captures winter sun to heat the entire living area, even in the coldest Highland days. This is ingenious design with sustainability benefits and savings. Or open the windows and sit under the shade sail and enjoy a cool drink on a hot summer's day. This is a perfect all-season space. The vine-covered outdoor terrace suggest a touch of Italy, perfect for summer dining or entertaining. The family room sits adjacent, a cozy space that cocoons you with warmth in winter as you sit by the open fire, or opens through folding doors to the merbau deck with deluxe bush and garden. The east wing consists of three master suites, all with generous ensuites. There is an upstairs lounge/drawing room that provides a private space to getaway, or a brilliant home office. The White Room is a majestic suite with its own balcony and breathtaking views to the garden and bush. Its ensuite offers a touch of glamour with a luxurious, large bath. The Bay Room is grand in scale, with custom built-in wardrobes and study nook, and bay window where you can sit in peace and gaze into the sky. Its ensuite is stylish with its own bay-windowed spa for long and lazy baths in complete privacy. Downstairs is the Garden Room, a generously sized bedroom with its own viewing deck and ensuite. This wing houses the dining room which also opens to the outdoor terrace, connecting areas of the home and providing a variety of formal and casual living options. The west wing has the master suite, a fresh and peaceful space with stunning views and its own private balcony. Custom built-in wardrobes and ensuite offer contained privacy, making this a wonderful parents retreat. Another two bedrooms of attic-style design are serviced by a family bathroom. All rooms are delightful spaces that capture sunlight. The home sits regally on a 4,000sqm parcel. A private garden that extends to the native reserve and beyond - Mt Gibraltar is literally your back yard. Access to walking trails, grazing kangaroos, the morning call of Kookaburras, and glorious native bushland are all part of the joy of living in this elevated Highlands paradise. Levelled lawns, intelligent planting for year-round colour and comprehensive irrigation ensure the grounds provide beauty and pleasure through out every season. - Spring-time colour - Peach, Crabapple, Pear, Manchurian Pear and Lilac. - Summer-time colour - Crepe Myrtle, Golden Ash, Gleditsia. - Autumn colour - Chinese Pistachio, Clarets Ash, Liquidambar, Pin-oak, Maples. A standalone double garage/workshop is ripe for conversion into an artists studio or additional separate accommodation (STCA). Property Features:- North facing, passive solar designed, 6-bedroom, 5-bathroom home. 364sqm building footprint. 4,000sqm block.- Multiple formal and casual living spaces including conservatory.- Custom kitchen of Tasmanian Oak and composite granite bench tops. 5-burner gas cooktop and double oven.- Portico terrace. Perfect for entertainment and alfresco dining.- Double-glazed windows throughout. Insulated walls and ceiling. Energy efficient living.- 19mm spotted gum Timber flooring, stairs and mantelpieces. Western Red Cedar doors/windows. Maple room doors. - Gas hydronic heating via 2 zones to all rooms. 2 gas instant hot water systems. - 2 x Jetmaster fireplaces.- Heated towel rails and underfloor bathroom heating (2 ensuites).- Internal garage access with remote door opener. Additional large double garage/shed with storage and benches.- Property backs onto Mt Gibraltar reserve protected area. Access to reserve bushwalking through garden gate. - 22,500L rainwater storage for garden, toilet and washing machine.- Level lawns and garden with deciduous trees providing summer shade.- Close to all Southern Highlands schools and amenities. On school bus route.- 5 minutes drive from Bowral and Mittagong. Close to expressway to Sydney and Canberra. Less than 1 hour to coast. 2 hours rail to Sydney Airport and CBD. With so much on offer, size and scale, flexible spaces, energy efficient living, location and

prestige, growth and potential, this property presents incredible value; the opportunity to plant deep and substantial roots in the Highlands and grow into your best and brightest future.