

1989 Ballan Daylesford Road, Leonards Hill, Vic 3461 **McQueen**

House For Sale

Thursday, 7 March 2024

1989 Ballan Daylesford Road, Leonards Hill, Vic 3461

Bedrooms: 4

Bathrooms: 3

Parkings: 6

Area: 11 m2

Type: House



Kim McQueen
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EXPRESSIONS OF INTEREST CLOSING 18 APRIL 2024

A masterpiece of luxury country living spanning 11 hectares (27 acres approx), where sophistication meets nature in an unparalleled setting, this stunning contemporary rural estate offers complete privacy and panoramic views of Daylesford, Mount Franklin, and beyond. Nestled behind electronic gates and framed by a majestic maple tree-lined driveway, the home seamlessly blends elegance with designer style, emphasising northern light through its cutting-edge design. A haven for entertainers, 'Maple Rise' boasts a heated lap pool with a horizon edge, a secluded firepit area, a Pimms Bar, and space for a potential tennis court or marquee functions by the dam - ideally capturing the beauty of its surroundings throughout the changing seasons. The architecturally designed home consists of multiple living areas, three bedrooms, and two bathrooms, headlined by an exquisite main bedroom with a walk-in robe and ensuite, complete with a freestanding bath strategically placed for breathtaking scenery. A fire-side sitting room provides a cosy retreat, while the open-plan living and dining room embraces the chef's kitchen, equipped with Bosch pyrolytic ovens and an integrated Liebherr fridge/freezer, opens onto a spacious entertaining deck. A separate self-contained unit overlooking the second dam offers a bedroom, kitchen, living area, bathroom, and designated utilities, providing an ideal space for guests - or the perfect retreat for those looking to enter the short-stay accommodation market. Modern amenities include a CBUS system, double glazing, reverse cycle heating/cooling, a 5KW solar system, an underground 576-bottle wine cellar, manicured lawns and landscaped gardens, and a large shed with a man-cave featuring a mezzanine level, wood heater, and a five-bay layout. Within a 10-minute drive to Daylesford, a 70-minute drive to Melbourne, and with easy access to Ballan railway station, 'Maple Rise' stands as a testament to luxurious rural living, where every detail has been meticulously crafted for a peerless secluded lifestyle.** We have obtained all information in this document from sources we believe to be reliable, however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.