

215 Myrtle Mountain Road, Wyndham, NSW 2550



Acreage For Sale

Thursday, 9 May 2024

215 Myrtle Mountain Road, Wyndham, NSW 2550

Bedrooms: 4

Bathrooms: 2

Parkings: 8

Area: 40 m2

Type: Acreage



Rodney McDonald
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\$1,150,000

Just shy of 100 acres this is an immaculately presented hobby farm; that has been set up to be largely self sustainable by the current owners. This is a real entertainers home. A large open planning living space is a welcoming feature of the home. The natural flow of the home extends through the wrap around verandah to the covered outdoor dining area. On either side of the home the verandah is wide enough to be a functional space and at the living area of the house the carport is linked to a multi purpose rumpus room. The 3 bedrooms in the main house are large by modern standards, with plenty of room for wardrobes and study desks in addition to your normal bedding. A fully approved, 8 year old, one bedroom granny flat offers a multitude of options from guest accommodation to teenager retreat to a home for older relatives to a possible AirBnB income source. The undercover veggie patch is brilliantly set up with raised beds and easy access to water, there are also a number of other raised beds outside the enclosed section that increase the productivity of the gardens. The rolling paddocks offer a nice mix of productive, native pastures and native bush. Water is abundant via the large dam servicing the paddocks either directly or via a water line to a header tank. The impressive Mataganah Creek acts as the boundary at the back of the property and is a stunning waterway that offers both sought after water security and some private recreational opportunities. This is a very well established hobby farm; fencing is in very good order; shedding is excellent, a number of shelters for your animals are already in place; and a good set of both cattle and sheep yards are ready for regular use. Call today to make the self sufficient lifestyle you've been dreaming of a reality. Other features:*

- * Approx 70,000L of fresh water storage
- * Solar Hot Water System on main house (with electric boost)
- * Shipping container
- * Wood fire in living area
- * Enclosed dog runs
- * Water line from creek to header tank in place