

**25 Victoria Street, Georges Plains, NSW 2795**

**CONNORS & CO.**

**Sold House**

Thursday, 14 September 2023

25 Victoria Street, Georges Plains, NSW 2795

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 4046 m2**

**Type: House**



Jim Connors

## Contact agent

Nestled in the picturesque village of Georges Plains, this recently updated 3-bedroom cottage offers an unparalleled rural lifestyle. Situated on an expansive 1.5-acre parcel of land, this property boasts breathtaking panoramic views of the surrounding countryside, making it the perfect haven for those seeking tranquility and a connection to nature.

**Key Features:**

- 1. Rustic Charm:** As you approach this charming cottage, you'll be captivated by its rustic facade. The home's quaint exterior is reminiscent of a bygone era, inviting you to step into a world of timeless charm.
- 2. Spacious Living:** The cottage features three generously sized bedrooms, providing ample space for a growing family or guests. Natural light fills each room, creating a warm and inviting atmosphere.
- 3. Scenic Views:** One of the property's standout features is its captivating views. From the cottage's vantage point, you can enjoy sweeping vistas of the rolling countryside, offering a constantly changing landscape with each season.
- 4. Acreage Retreat:** The vast 1.5-acre lot is a rare find in the village, allowing you to create your own private oasis. Whether you dream of tending to your garden, keeping animals, or simply enjoying the open space, this property offers endless possibilities.
- 5. Bore and Separate Paddocks:** For those with a green thumb or equestrian interests, the bore and separate paddocks on the property are invaluable. These amenities make caring for livestock, cultivating gardens, or maintaining the landscape a breeze.
- 6. Rural Lifestyle:** Living in the village of Georges Plains offers the best of both worlds. You'll experience the tranquility and serenity of rural life while still being within easy reach of essential amenities, schools, and services in Bathurst & Perthville.
- 7. Unique Opportunity:** This property presents a unique opportunity to embrace a rural lifestyle without compromising on comfort and convenience. The combination of rustic charm, breathtaking views, and a large village parcel makes it truly one-of-a-kind.
- 8. Historical Significance:** Georges Plains is steeped in history, and this cottage is a part of that heritage. Its character and timeless appeal are a testament to the rich history of the area.
- 9. Outdoor Entertaining:** The property includes outdoor spaces that are perfect for al fresco dining, entertaining, or simply unwinding while enjoying the fresh country air and scenic vistas.
- 10. Potential for Expansion:** The property's ample acreage and zoning offer potential for expansion or the addition of personal touches, such as a pool, shed, or additional landscaping to enhance your rural oasis.

In summary, this charming 3-bedroom cottage on 1.5 acres in Georges Plains is a unique opportunity to live a rural lifestyle within a historic village setting. With its rustic elegance, stunning views, and versatile acreage, it's a place where you can create cherished memories and live your own version of the countryside dream. Don't miss the chance to make this idyllic property yours.