

254 Newtons Lane, Trentham, Vic 3458

Sold Lifestyle

Tuesday, 9 January 2024

254 Newtons Lane, Trentham, Vic 3458

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 20 m2

Type: Lifestyle



Anthony Stevens

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Contact agent

Anthony Stevens is extremely proud to present "West Hampton", an exceptionally rare opportunity, ideally positioned halfway between Woodend and Daylesford and located high on the Great Dividing Range. From the moment you drive through the rural driveway entrance, and along this magnificent rural setting, you will realise that this absolutely stunning 20 hectare* (50* acre) lifestyle property, is just the perfect place to settle with your family and enjoy this superb Central Victoria region. For anyone looking to live the good life or just get away from the big city, "West Hampton" has it all, with superb facilities, livestock opportunities, proximity to award-winning French farmhouse restaurants and surrounded by the most charming towns on the Great Dividing Range! This spectacular Victorian Homestead, with classic contemporary style interior, are all the elements that make country living effortless. Boasting an arched entrance hallway, 10 foot ceilings, stunning hardwood timber floors and Victorian cornicing throughout. Solar power, a mudroom with outdoor access, a wraparound veranda for sitting and admiring the landscape, and an outdoor deck, looking out over your own private oasis in the heart of Trentham. The property boasting rich red fertile volcanic soils, strategically sub-divided into 13 main paddocks (10 with low line shelters), each with exceptional double hot wire electric fencing, a reticulated water system, along with the country offering fantastic lush green grazing land, premium growth in spring for stock finishing (horse, cattle or sheep) and an outstanding playground in the summer. Perfectly positioned in a region widely regarded as one of Victoria's principal gourmet destinations. This superb area boasts gourmet produce, wineries and breweries, boutique accommodation, historic towns, golf courses and natural landscapes of unparalleled beauty. KEY FEATURES INCLUDE: • Total land size 20 hectare* (50 acre*) on 1 Certificate of title. • Outstanding rural lifestyle estate, with a spectacular Victorian Homestead in a premier location in the much sought after Great Dividing Range! • Victorian Homestead - open plan family room, lounge and dining area are light-filled and inviting, plenty of bench space, quality appliances, walk-in pantry in this country style timber kitchen, main-bedroom retreat with ensuite, three good sized bedrooms, all with built in robes. The lounge has an enticing feature fireplace and further heating is provided by a large combustion wood heater in the living room, rich timber floors and bay/ sash windows. • Boasting rich red fertile volcanic soils, sub-divided into 13 main paddocks (10 with low line shelters), double hot wire electric fencing, a reticulated water system, lush green grazing land, premium growth in spring for stock finishing. • Small boutique vineyard with 700 merlot, pinot noir, chardonnay, Riesling and Nebbiolo vines, a fruit and nut orchard plus a seasonal creek running through the property. • Extensive shedding, (80m²*) lockable garage & workshop (1 roller door) with concrete flooring, (45m²*) machinery shed enclosed 3 sides except to front, (110m²*) lockable shed (1 sliding door) with concrete flooring and (110m²*) covered sheep yard with holding yards (pre-export quarantine facility). Located 5.6 km* (6 mins) from Trentham, 19.7 Km* (17 mins) to Woodend, 26.5 km* (23 mins) from Daylesford, 18.2 km* (16 mins) from Kyneton and 90 km* (1hr 20 mins) North West of Melbourne CBD. Whether you are looking for a permanent tree change or somewhere to escape away from the hustle and bustle of everyday life, then this property is one that needs to be inspected to be fully appreciated. "West Hampton" is just perfect - this is an opportunity not to be missed! *Denotes approximately. Contact Sales Agent Inspections by appointment only. Contact: Anthony Stevens 0459 924 164 anthony@anthony-stevens.com