

255 Back Larpent Road, Larpent, Vic 3249

Lifestyle For Sale

Tuesday, 14 May 2024



255 Back Larpent Road, Larpent, Vic 3249

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 3 m2

Type: Lifestyle



Leanne Witcombe
0409314066



Troy Kincaid

\$795,000 to \$830,000

Escape to your rural retreat, an idyllic haven for horse enthusiasts, nestled on 3.13 hectares of picturesque landscape. This property boasts exceptional shedding and a charming bungalow, offering the perfect blend of comfort and functionality. Step into the inviting ambiance of the red cedar home, greeted by a welcoming front verandah that sets the tone for relaxed country living. The heart of the home unfolds into a spacious open-plan kitchen, living, and dining area, featuring stone benchtops, a cozy wood heater, and panoramic views of the surrounding countryside. The accommodation wing boasts three well-appointed bedrooms, including two with built-in robes and a master bedroom adorned with a bay window, offering a picturesque outlook. A modern bathroom with a walk-in shower caters to daily routines, while the convenience of a second shower and toilet adjacent to one of the bedrooms adds practicality to the layout. Outside, the property unfolds into a haven for equine enthusiasts, with seven well-fenced paddocks, two stables, and troughs ensuring the comfort and well-being of your four-legged companions. Additional features include calf sheds, chook sheds, and shedding capable of accommodating three vehicles, providing ample space for equipment and storage needs. Benefit from the convenience of bin collections and enjoy the proximity to essential amenities, with primary and secondary schools just a short 5-minute drive away. Located a mere 6 kilometers from the heart of Colac, this rural retreat offers the perfect blend of seclusion and accessibility, allowing you to enjoy the best of country living without sacrificing convenience. Whether you're seeking a peaceful escape from the hustle and bustle or a functional property perfectly suited to your equestrian pursuits, this rural retreat offers the best of both worlds. Don't miss your chance to make this slice of country paradise your own. *All information about the property has been provided to Richardson Real Estate by third parties. Richardson Real Estate has not verified the information and does not warrant its accuracy or completeness. Parties should make and rely on their own enquiries in relation to this property.