

257 Berry Brow Road, Bakers Hill, WA 6562



Sold House

Friday, 3 November 2023

257 Berry Brow Road, Bakers Hill, WA 6562

Bedrooms: 4

Bathrooms: 3

Parkings: 3

Area: 41 m2

Type: House



Guy King
0417900315

\$1,000,000

**** UNDER OFFER ****(the seller reserves the right to sell prior to the end date) Take advantage of this rare opportunity to own a sizeable rural property consisting of rolling, parkland-cleared paddocks, a powered, high-clearance machinery shelter and shed, a large, enclosed hayshed and a family home with multiple living areas, an updated kitchen and gorgeous valley views. The spacious home sits in prime position at the heart of 102 acres of rolling pasture. Living areas look out across open paddocks to a ridge of hills on the distant horizon, bedrooms have direct access to the wrap-around verandah, and a large mudroom/laundry offers a practical, transitional space between indoors and out. The wrap-around verandah forms a sheltered alfresco entertaining zone beside the below-ground salt pool. Whether you are looking for a country escape or lifestyle, this Goldilocks-sized acreage – is neither too large nor too small. The land has been used for cropping and livestock and is rated seventy-nine per cent arable, and the infrastructure of a working farm is in place. Less than three kilometres from town, situated off a sealed road, this property boasts a wonderful sense of privacy and a mesmerising landscape dotted with majestic eucalypts. LOCAL SCHOOLS Bakers Hill Primary School - 3.4 km Wundowie Primary School - 11.9 km Wooroloo Primary School - 20.3 km Northern Senior High School - 27.6 km RATES Shire - \$ Water - \$ FEATURES* Parkland Cleared Farmland* Three Dams - One Spring Fed * Powered Workshop & Machinery Storage* 252,000-L rainwater tank capacity * Multiple Living Zones* Mudroom With Shower & WC* Renovated Kitchen* Elevated Valley Views* Below-Ground Fibre Glass Salt Pool* Open-plan Kitchen Meals Sunken Family Room * Slow Combustion fire * Reverse Cycle Split System AC* Games/activity Room* Wrap-around Verandah* Bedrooms Open Onto Verandah General* 4 bedrooms, 3 bathrooms* Build Year: 1980* Block: 102 acres (41.6 hectares) * Built Area: 823 sqm Inc Out buildings * Residence 180 sqm Internal living Kitchen* High-gloss Cabinets & Deep Drawers* Timber-look Floors* Belfast Sink* Fitted Walk In Pantry* 900 mm 6-burner Smeg Oven * Bosch Dishwasher Main Bedroom* Dual-aspect Glazing* Walk-in Robe* Ensuite Outside* Six Paddocks* 18.4 X 7.7 m Powered Colorbond Workshop/Machine Shelter – Wide Bay, High Clearance* Enclosed Hay Shed* Rainwater Tanks* Lightly treed Red Gum, Marri, Wandoo, Jarrah LIFESTYLE 2.9 km - Bakers Hill township 26.1 km - Northam 41 km - Mundaring 42.6 km - York 64.5 km - Perth Airport (60 min) 73.2 km - Perth CBD (60-70 min)