

26 Shearsby Crescent, Yass, NSW 2582

WINDROSE

House For Sale

Wednesday, 12 June 2024

26 Shearsby Crescent, Yass, NSW 2582

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



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By Negotiation

A brand new build, a huge shed, a separate studio, and a rolling 15 acres – with some of the best views in the Yass Valley; rural lifestyle properties in the region don't get much better than this. Welcome home, to 26 Shearsby Crescent, Yass. This impeccable, brand new Stroud-built home represents a unique opportunity to make the lifestyle move you've been dreaming of – with space, views, serenity, and less than 5 minutes to all that the township of Yass has to offer. Properties like this one are sought after in the region, for good reason. With expansive and unparalleled views, this one combines luxury living with the freedom to continue building your personalised rural haven. The residence boasts a sophisticated layout featuring a formal living room and an open-plan kitchen/dining/family area that flows seamlessly onto a tiled alfresco space – perfect for entertaining and enjoying the landscape. The kitchen is a chef's dream with stone benchtops, electric/gas cooking, a dishwasher, and a walk-through pantry with direct garage access. Four well-appointed bedrooms – including a master with a walk-in robe – and large main living areas benefit from ducted reverse cycle air conditioning ensuring comfort throughout the seasons. Both the family bathroom and ensuite are equipped with a bright, modern colour palette, LED lighting and heated flooring, providing extra warmth during the cold Yass winters, and crisp, high-end feel. The land includes multiple fenced paddocks and a substantial attached double garage with automatic doors and convenient access to the home's pantry and laundry areas. Adjacent to the property is a brand-new barn-style shed that partially converts into a one-bedroom studio, complete with a kitchen, living area, bathroom, and both reverse cycle air conditioning and a slow combustion fireplace. Rural living is enhanced by 100,000 litres of tank water and town water supply, across approximately 5.84 hectares (14.43 acres) of land. This one is more than just a home – it's an opportunity to cultivate your dream lifestyle with acreage to personalize, from gardens to paddocks, and won't last long. Contact Sam McGregor at Windrose Property today to arrange your viewing.

At a Glance:

- Main Residence: 4 Bedrooms, 2 Bathrooms, 2 Car internal access
- Studio: 1 Bedroom, 1 bathroom, large attached shed.
- Master suite with walk-in robe and heated flooring in the ensuite, large double vanity.
- Open-plan living with access to alfresco dining area; dual triple stacker doors creating a seamless transition between indoor and outdoor living.
- High-end modern country kitchen with stone benchtops and premium appliances.
- Light and airy colour palette throughout the home, with high-end finishes in bathrooms – heated flooring and brand new Roman block out blinds in living and bedrooms.
- Ducted air conditioning/heating throughout for year-round comfort
- Barn-style shed with attached granny flat, offering additional living space, immense storage, and a mezzanine for utility workspace or increased storage.
- Lifestyle sized acreage (5.84ha/14.43acres) offering panoramic views and array of lifestyle opportunities
- Excellent water resources with large capacity tank and town water