

# 2684 Glendonbrook Road, Gresford, NSW 2311



## Sold Lifestyle

Sunday, 15 October 2023

2684 Glendonbrook Road, Gresford, NSW 2311

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 10**

**Area: 14 m2**

**Type: Lifestyle**



Kristy Resevsky

**\$1,900,000**

'GLEDONVIEW PERFORMANCE HORSES'\*\*\*Copy this link for a Full List of Inclusions\*\*\*

<https://bit.ly/InvisibleValue-GlendonviewPHP>Presenting 'Glendonview', a 35.68 acre equine property nestled into serene landscape, overlooking immaculate paddocks and distant hills, 'Glendonview' represents a rare lifestyle opportunity in the idyllic Hunter Region. Carefully considered and expertly crafted, 'Glendonview' has been established as a premier equine facility, with a luxurious family home at its heart. Currently used as a prestigious Stock and Quarter Horse breeding and training business, 'Glendonview' awaits the start of its next exciting chapter. Horse safe steel, wire and electric fencing extends in all directions, spanning six grassy paddocks with large stock dams, all set up for secure horse and cattle agistment. A network of laneways make access and stock rotation a breeze, and lead up to central main horse and cattle facilities - which centre around a show stopping double-sized professional sand arena. While customised for cutting and campdrafting, with adjoining cattle yards, camp and three-way draft, the fully fenced and professionally surfaced 60 x 40m arena is also ideal for showjumping, dressage or other horse sports. And with 2 x covered round yards, 8 x secure outdoor stables with feeders and automatic water troughs, bathroom, kitchenette, and laundry, it's also a perfect location to host equestrian clinics across all disciplines. The centrepiece for horse-lovers: an immaculate seven-stall barn with deluxe tack room, hot and cold wash-bay, antique brick-paved breezeway, and convenient large undercover truck parking. With views extending for miles across your own property, there's no better vantage point to enjoy the serenity. Adjacent to the barn, but still beautifully private, is the main residence: a two-storey, six-bedroom house that has the charm of a country homestead, and the comfort of a brand new build. Enter via an expansive verandah - made for alfresco dining - step into the welcoming embrace of a modern country kitchen, complete with stone bench tops, large pot drawers, Smeg dishwasher and 900mm free-standing ILVE gas stove. This flows through to a generous open-plan living and dining, stylish family bathroom with concealed laundry, and study. There are also three bedrooms, one of which is set up as a fully equipped hair salon with exclusive entry, offering potential for another ready-made home business. Upstairs, a large central living room opens into three bedrooms, the king sized master suite is complete with an enormous walk-in robe and space ready to be transformed into the en-suite of your dreams. Throughout, small touches like sliding barn doors, Daikin air-conditioning units, electric fireplace and LED downlights make daily life nothing short of a delight. Meanwhile, extensive machinery shedding provides room for all the practical essentials (and plenty of scope to build on). Located only minutes from Gresford, 30 minutes from Maitland and Singleton, around 1 hour from Scone, Newcastle and the Airport, 2.5 hours from Sydney and 3 hours from Tamworth, this is an unbeatable location to choose as your base - with great amenities, endless nature and the thriving local horse community all within easy reach. Reluctantly offered for sale by the owners due to relocation, 'Glendonview' was intended as a 'forever home', and is certain to deliver a lifetime of pleasure to its new family. Build the equine business or family haven you've always dreamed of. Raise your family in a town that's peaceful, friendly and safe. And build a legacy for the future that's nothing short of iconic. 'Glendonview' is the one place you can do it all. Proudly presented by Kristy Resevsky Property Available for Private Inspection Only. Call Kristy today on 0488 677 000 for more information or to arrange a viewing. \*Information contained on any marketing material, website or other portal should not be relied upon and you should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property.