

# 276 Pringles Road, Martinsville, NSW 2265

## Sold Acreage

Friday, 3 November 2023

276 Pringles Road, Martinsville, NSW 2265

Bedrooms: 6

Bathrooms: 6

Parkings: 6

Area: 15 m2

Type: Acreage



Fleur Hagen

0240381444

**\$2,875,000**

Walk through the entrance of this charming 37-acre country estate and feel the calm wash over you as you stroll through the idyllic formal gardens flourishing with birds and wildlife, showcasing each season in breathtaking colour. A stream cascades over a tranquil waterfall as wallabies graze nearby with the enchanting song of bellbirds in the background. This is your own private escape, a place to entertain friends and family, a home base for outdoor adventure or even a dream wedding destination. Two homes, a versatile barn conversion and a bonus loft offer a variety of living spaces with a seamless blend of custom artisanal architecture and contemporary open-plan living. Stone, recycled wharf piers, antique French doors and leadlight windows all create a unique blend of old-world charm and modern luxury. A French provincial kitchen with marble benchtops in the main home overlooks the extensive low-maintenance manicured gardens while the cottage's private deck offers a view of the creek where a resident platypus makes an occasional appearance. The location is second to none, offering the best of the outdoors within easy reach of the Hunter Valley and Newcastle precincts and just over an hour from the greater Sydney area. Enjoy a bushwalk, horseback riding or motorsports in Watagan National Park, put your bike through the paces at Awaba Mountain Bike Park or take the family for a boat ride on scenic Lake Macquarie. Enjoy lunch at Bistro Eden just minutes from your doorstep or a sumptuous dinner on the lake at 8@Trinity. Shops, schools and a university are all close by and yet Belle Grove Estate feels worlds away. Whether for a lifestyle change, business potential or a life-long family estate, the opportunity to own a unique, distinguished property like this only comes once in a lifetime. Are you ready to experience Belle Grove Estate for yourself? - 4 Fireplaces throughout the properties - 6 Air conditioning units throughout the 4 properties - Situated on approximately 15.30 hectares of land - Large shed for storage - 3 Water Tanks and Bore Water - Dam - Ideal for wedding venue or Airbnb\* This information has been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, we do not take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.