

# 310 Yessabah Road, Yessabah, NSW 2440



## House For Sale

Wednesday, 15 May 2024

310 Yessabah Road, Yessabah, NSW 2440

**Bedrooms: 3**

**Bathrooms: 2**

**Area: 40 m2**

**Type: House**



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## Expressions Of Interest

Nestled at the end of a no-thru road discover a spacious sandstone cottage nestled on 100 acres of prime farming land with sweeping views across the spectacular Macleay Valley and undulating tree-lined landscape. It truly is breathtaking, a must see to fully appreciate. This outstanding rural retreat is ideal for grazing livestock with three large paddocks, a grove of woodlands, spring-fed dam, lush kikuyu grass, and direct access onto Dungay Creek. The property also includes solar panels, a 100,000 litre water tank, and ample storage. Built in 2014 the charming residence sits elevated capturing natural light, breeze, and breathtaking vistas from indoors and outdoors. Another point of difference, this stunning home is completely off grid and very sustainable eco friendly design. The thoughtfully designed layout incorporates a king size master bedroom with an ensuite and walk-in robe, two generously sized guest bedrooms, a modern kitchen, and a neat and tidy bathroom and laundry. An open plan living and dining area flows onto a broad wraparound farm style verandah, the perfect spot to relax or entertain while relishing the view. Both private and peaceful this picturesque setting is only 30 minutes' drive to facilities at Kempsey and 40 minutes to the world famous surfing haven of Crescent Head. Flanked by National Park and a karst landscape including caves, an array of hidden gems are awaiting your discovery. Once you have experienced the serenity of this location, there's simply no going back. A relaxing countryside escape or rural lifestyle with potential for income, the choice is yours. Be sure not to miss this unique opportunity.

**Property Descriptions** - 100 acres of fertile land ideal for grazing- 3-bedroom light filled sandstone cottage- Charming wraparound farm style verandah- Spectacular views across Macleay Valley- Karst landscape-nearby caves to explore- Direct access onto Dungay Creek- 3 x paddocks, grove of trees, spring fed dam- 100,000 litre water tank, solar panels, storage- 30-minutes to Kempsey, 40 minutes to Crescent Head- Private, peaceful, picturesque, huge potential

**Property Features:** Land Size: 40 Hectare Council Rates: Approx \$3,949 pa

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