

**330 Fraser Spur Road, Neerim East, Vic 3831**

**Sold Lifestyle**

Tuesday, 21 November 2023

330 Fraser Spur Road, Neerim East, Vic 3831

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 48 m2**

**Type: Lifestyle**



Carmen Christie  
0356231222



Karly McGrath  
0488208424

**\$1,830,000**

It is with much pleasure that we present to the market this truly spectacular approx. 120-acre property, nestled in the foothills of the beautiful Baw Baw Mountain Ranges. This property is located around a 10-minute drive to Neerim South Primary School and Neerim District College, IGA, local shops and cafés and bus services and only a 35-minute drive from the M1 Freeway access for commuters. Set within lush, landscaped garden surrounds of mature trees and shrubs that only decades of time can create PLUS rural and mountain views, the warm-hearted 4-bedroom brick veneer homestead is a haven of comfort and privacy. Comprising, skirting veranda, generous open plan family and dining room, inclusive timber kitchen with walk in pantry, separate living room, 4 bedrooms, 2 bathrooms, practical laundry/mud room, generous covered alfresco entertaining area with built in gas BBQ and an under-roofline carport. To ensure year-round comfort this home has a split system air conditioner and a wood heater in both living rooms and bottled gas supplies the gas cooking facilities in the kitchen. PLUS, roof solar panels on the house and the disused dairy shed, which since the owners have ceased milking cows, they have rarely paid for power! The disused dairy could be resurrected with minimal cost as most of the equipment is still intact. Alternatively, the landholding would make for a fabulous working farm with cattle, sheep or whatever you like. The property is host to multiple sheds, storage, workshop, carports, spring-fed dams with lots of water, and all paddocks are 5-8 acres in area and well fenced. Dam water feeds to an underground tank, and is then pumped to a header tank, which gravity feeds to cattle troughs in every paddock. Rainwater is collected into two large tanks, pumped to a separate header tank which then gravity feeds to both the dairy for cleaning of the milk plant, and to the house and garden. What is not to LIKE so far! BUT there is MORE, so much MORE that only on inspection will you appreciate what this property has to offer!