

334 Rock Valley Road, Rock Valley, NSW 2480



Sold House

Saturday, 11 November 2023

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Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 13 m2

Type: House



Gary Ghilardi
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Contact agent

Here is a sought after 13.21ha (32.6 acre) lifestyle block with a 4-bedroom home, creek frontage, both hill and flat within 13 minutes to the CBD. All 4 bedrooms have ceiling fans and floating timber floors. Bedrooms 2 and 3 both have built in cupboards also. The main has its own walk-through robe, built-in and fully renovated ensuite. With its unique layout, there is a fully tiled 2nd living space and provision for a 5th bedroom or study/office area. An upgraded kitchen which consists of electric cooktop, wall oven, dishwasher, air-conditioning and large fridge space along with plenty of storage. There is room for dining table, however there is also a formal dining room attached. The main living area also has a ceiling fan, floating floor and a glass slider, giving you access to the long undercover verandah and around to the covered entertainment area, which takes in views of the surrounding hillsides and the creek flats across the road. A central main bathroom has a small bath, shower cubicle, vanity plus a separate toilet. NBN is also connected. Outside you will find multiple storage spaces, there is a single lock up shed with a 3 bay carport attached, the shed has power connected. There is also a 3 bay, colorbond lock up shed with cement floor as a more recent addition. Water is sourced via a bore which feeds to 2 large poly tanks further up the hill and is gravity fed back to the house. There is a large dam on the creek side and a smaller dam on the house side. The property is fenced both sides of the road and is divided up into multiple paddocks. Currently there is an old head bail and yards with a loading ramp in place. With both flat and hill, it's the perfect property to run cattle or a few horses with the room for an arena if needed. For your private inspection please call Gary Ghilardi on 0438 868 627.