

360 Tourist Road, Glenquarry, NSW 2576

DREW LINDSAY

House For Sale

Friday, 5 April 2024

360 Tourist Road, Glenquarry, NSW 2576

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 42 m2

Type: House



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'Folly Farm' is 106 acres of pure romance, offering a quintessential weatherboard farmhouse, guest cottages and extensive horse and cattle facilities. With a five-year renovation and extension project recently completed, the dreamy home offers exquisite yet comfortable family living. Rambling and reminiscent of times past, beautiful lining boards and high ceilings are accompanied by designer flourishes; from the pendant lighting to the French oak flooring and marble bench tops, everything has been thoughtfully integrated. Expansive living and dining areas and the large kitchen/family room are light-filled through sets of French doors providing views to age-old gardens, lush paddocks and wrap-around verandas. The home overlooks a sparkling heated swimming pool and spa, and meandering secret gardens take you past century-old specimen trees to the tennis court.

The Main Residence:

- 3-4 generous bedrooms (2 with ensuites) plus a study/nursery, family bathroom and guest w/c.
- Master suite is a large, gracious retreat with extensive garden views.
- Vast laundry /mudroom & separate linen room.
- Three wood fires (2 combustion) plus zoned reverse-cycle air-conditioning.
- Large bespoke kitchen with 2 ovens, induction cooktop, teppanyaki plate & BBQ grill.
- Butler's pantry.
- Formal dining overlooking the sheltered courtyard.
- Formal lounge with views to the paddocks, native forest and rolling hills.

Guest Cottages: Considerable guest accommodation is provided by 'The Cottage' – a fully self-contained two-bedroom home, and 'The Clubhouse', a 150-square-meter building with kitchenette and beautiful bathroom that is currently set up as a games room and office. Once the polo pavilion, it has expansive bucolic distant views across horse paddocks. Utilise as additional accommodation, STCA.

The Garden: 3 acres of gardens surround the house and include century old cedars, Japanese maples, ginkgos, camellias, hydrangeas and established hedging and sandstone flagging.

- 12 x 7 m fully tiled heated swimming pool.
- Tennis court.
- Artist's studio.
- Orchard and vegetable garden with potting shed and greenhouse.
- Automated irrigation.

The Farm:

- 72 acres of lush grazing pasture.
- Bore.
- Hayshed and machinery Shed.
- 48 kw solar panels.
- Permanent Doudles Folly Creek.
- Steel cattle yards.
- Recent stock fencing of entire property.
- 2 x 110,000 litre rain water tanks.
- Treelined drives and laneways.
- Water security.

Equine Infrastructure: Extensive horse infrastructure including -

- A significant and picturesque stables complex comprised of six stables, feed room and tack room.
- Tie-ups and wash bay.
- 20 x 60m sand dressage arena, huge sand jump arena and grass arenas.
- 16 acres of 14 post and rail paddocks all with shelters.