

395 Marionvale Road, Katandra West, Vic 3634



Sold Farmlet

Sunday, 10 September 2023

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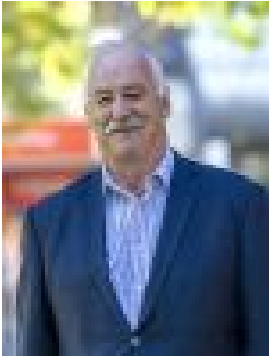
Bedrooms: 6

Bathrooms: 2

Parkings: 2

Area: 25 m2

Type: Farmlet



Chris Drum

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Contact agent

Set on 62 acres of productive land is the large six bedroom family home, a huge machinery/hay shed, workshop with 3 phase power, 5ML of water and an excellent farm layout. The residence boasts six bedrooms, three living areas, and outdoor living. The modern kitchen is impressive with 900mm gas cooktop, ample storage and bench space with breakfast bar and meals area. The formal lounge room is spacious and comfortable, featuring a solid fuel wood heater and a split system air conditioner. The family room off the kitchen area is large and functional, with access via the kitchen zone and the passageway, opening to the covered outdoor entertaining area. The large master suite is air conditioned and features a modern ensuite and built-in robes. An additional bedroom is on the ground floor, as is the large laundry, separate toilet and vanity. Upstairs is the modern family bathroom, servicing four good sized bedrooms, all with built in robes. Farm buildings include a very versatile 20m x 16m x 5m machinery or hay shed, and a workshop converted from the original dairy complete with three phase power. Bitumen road frontage, close proximity to Katandra West and just 20 minutes from Shepparton will see strong interest from lifestyle and farmlet buyers looking for a large family home in a genuine rural setting.