

4 Binshaw Avenue, Byford, WA 6122

Farmlet For Sale

Wednesday, 13 March 2024

4 Binshaw Avenue, Byford, WA 6122

Bedrooms: 4

Bathrooms: 1

Parkings: 4

Area: 4904 m2

Type: Farmlet



Paul Tonich
0478180765



Corey Adamson
0435731998

Early \$1mil's

Nestled on a sprawling 4904m² estate, this residence boasts the unique advantage of dual access from both Binshaw Avenue and Brindle Trail. Situated directly opposite the Byford Trotters Training Complex, it presents an unparalleled opportunity for enthusiasts of the trotting community or those seeking a distinguished lifestyle property. Introducing a home steeped in history and cherished memories. Constructed in 1972 and lovingly maintained by a single family for over five decades, this residence has been the backdrop to countless celebrations and milestones. Featuring four well-appointed bedrooms and a bathroom, the home caters to both comfort and convenience. The heart of the home is complemented by three expansive living areas, perfect for hosting gatherings or enjoying quiet family moments. The exterior of the home is just as impressive, with a large verandah overlooking the meticulously maintained lawn and lush, reticulated gardens. The extensive alfresco area, adorned with serene garden beds and a tranquil fish pond, serves as a perfect oasis for relaxation. The property also features a powered workshop which is great for a caravan or project car, twelve horse stables with both indoor and outdoor shelters, a well-equipped tack room, and abundant flat space for parking essentials like horse floats, tractors and vehicles. Three vast paddocks complete the outdoor amenities, ensuring ample space for equestrian pursuits. The Byford Trotters Training Complex, a cornerstone of the local trotting community, lies just across the way. Located merely 35kms from Perth's GPO, the complex spans approximately 52 acres and is equipped with an 800-metre all-weather training track, a 1000-metre sand jog track, and a horse pool. Additionally, the complex boasts a licensed bar and a versatile function area, enhancing the community spirit and providing a venue for social gatherings. 4 Binshaw Avenue is more than just a property; it's a legacy waiting to be continued by its new owners. Seize this rare opportunity to own a piece of Byford's heritage and indulge in a lifestyle where elegance and equestrian excellence converge. Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.