

**40 Bangalore Place, Goulburn, NSW 2580**



**Sold Livestock**

Thursday, 5 October 2023

40 Bangalore Place, Goulburn, NSW 2580

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 50 m2**

**Type: Livestock**



Paul McIntosh



Bella McIntosh  
0457187331

**\$2,400,000**

Positioned on approx 125 acres and located just 15 minutes from Goulburn, this east facing property with panoramic rural views has it all! 40 Bangalore Place features a large country luxury home, productive grazing land & shedding infrastructure, making it ready for you to move into & enjoy! Featuring:

- 4 double bedrooms, main with ensuite & walk in robe plus office
- Modern country kitchen with walk in pantry, electric oven and gas cooktop
- 2 open plan living spaces plus separate games room with bar that conveniently opens onto the wrap around veranda & pool area
- Large main bathroom with separate toilet

The country luxury feel of the home is accentuated by the vaulted raked timber ceilings & beautiful floorboards.

- Exceptional outdoor living with a full surround colonial style veranda & large decked entertaining area with inground pool and spa
- Car accommodation includes a 2 car carport & 2 car garage
- Established trees & gardens with extensive hedging
- Heating & cooling is taken care of with 3 split system reverse cycle air conditioners, 2 solid fuel combustion heater & 3 ceiling fans
- Newly installed 6.56W (16 panels) solar system

Large 240 plus square metre barn style shed and stables with concrete flooring, electricity and 2 roller doors with 4.2 metre clearance.

- Steel cattle yards with crush and loading ramp
- 2 grain silos for livestock feed storage
- 7 paddocks/5 dams and 3 troughs
- Over 200,000L water storage
- Sealed road frontage

This property is sure to impress! Get in touch to arrange your inspection today. Call Paul 0409056287 or Bella 0457187331