

**407 Mont Albert Road, Garfield, Vic 3814**

**AREA SPECIALIST**

**Sold House**

Thursday, 29 February 2024

407 Mont Albert Road, Garfield, Vic 3814

**Bedrooms: 4**

**Bathrooms: 2**

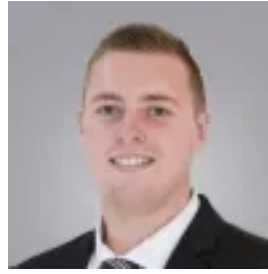
**Parkings: 2**

**Area: 2 m2**

**Type: House**



Marcus Washington  
1300080547



Callum Donders  
1300080547

**\$1,305,000**

Its Addressed: Escape to your own equestrian sanctuary on 5.6 acres (approx.) at 407 Mont Albert Road, Garfield. Welcome to a lifestyle where luxury, sustainability, and convenience seamlessly converge. Step into this charming weatherboard home boasting 4 generously sized bedrooms, a dedicated study, and a sprawling living area designed to be the backdrop for your family's cherished moments. The focal point of the residence is undoubtedly the expansive entertainment deck, offering a versatile space for both extravagant celebrations and cozy gatherings. Adorned with blinds providing shade and an extension of your indoor living, it feels like an additional room, enhancing the home's functionality and charm. The kitchen is a culinary haven, featuring a bay window offering tranquil vistas of the sprawling 5.6-acre property. Whether you're observing your children play in the safety of the yard or admiring your horses grazing in the paddocks, this home effortlessly integrates you with nature's beauty. Internal climate is covered all year round with wood fire heater, split system air-conditioning and refrigerated cooling and heating throughout. For equestrian enthusiasts, the property boasts four meticulously designed paddocks, each equipped with automatic water troughs, ensuring the comfort and well-being of your beloved horses. What truly distinguishes this property is its unwavering commitment to sustainable living. With 16 large, high-efficiency solar panels strategically placed to harness the sun's energy, this residence stands as a beacon of eco-consciousness. Oriented to the north for optimal energy capture, these solar panels not only reduce your carbon footprint but also offer significant long-term cost savings, making sustainability both environmentally responsible and financially prudent. Convenience is paramount, with town amenities just moments away, and grocery shopping made effortless with free IGA delivery services. Experience the perfect blend of luxury, sustainability, and convenience - where every day feels like a retreat. Welcome home to 407 Mont Albert Road, Garfield. For more Real Estate in Garfield contact your Area Specialist. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers/tenants are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.