

41-45 Woodlands Road, Woodlands, NSW 2575



Sold Acreage

Friday, 26 January 2024

41-45 Woodlands Road, Woodlands, NSW 2575

Bedrooms: 8

Bathrooms: 6

Parkings: 8

Area: 8 m2

Type: Acreage



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Contact agent

An extraordinarily rare opportunity to acquire a significant 23-acre estate in the Southern Highlands with two impressive residences. Perfect for those interested in space, privacy, peace and tranquility. Loads of opportunity to explore an array of rural pursuits. Gently undulating land bordered by Cutaway Creek on one boundary. This offering will be sure to appeal to astute investors. With two residences, this property will suit inter-generational family living or those interested in the income earning potential.

Main Residence 5 Bed, 4 Bath, Pool Exceptional, newly built, beautifully designed home, the principal residence has been ideally located to make the most of the country vistas and all important natural light. Completed in 2021, the main house offers attractive, well-proportioned rooms with meticulous attention to detail. With five bedroom suites and four bathrooms, the property has been designed with multi-generational living in mind. The home's central hub is the gracious open-plan kitchen, dining and living room. Expansive bi-fold doors create a seamless flow to the covered terrace, in-ground swimming pool, outdoor fireplace and spa beyond. A media room, a dedicated music room and a further lounge room create moments for family and friends to gather or space to enjoy quiet seclusion. A picture perfect laundry opens out to a glass house and raised vegetable gardens providing easy access to grow and enjoy your own produce.

The Second Residence 3 Bed, 2 Bath, Pool Superbly renovated, the second residence was the original cottage with a private, treelined driveway and privacy hedged entrance. Comprising of three large bedrooms, two bathrooms, spacious dining and lounge rooms, this delightful cottage is sure to impress. The sunny, north facing country kitchen overlooks the established garden and private in-ground pool. A laundry/butler's pantry and a separate study complete the accommodation.

Outbuildings and Land The near new shed with concrete floors and 3 phase power is 14m x 9m in size with ample parking for 3 cars. Both residences have new rainwater tanks as well new, bore fed irrigation tanks. The property has a large established dam, original horse stables, level land suitable for multiple pursuits and an 80sqm studio suitable for a host of creative activities.

Location Just minutes to Mittagong and Bowral, the property is a short drive to many of the areas best schools. Close to many of the regions well known vineyards and easy access to the Hume Motorway to Sydney or Canberra.

*Approximately Please contact Kate McCullagh on 0411 411 244 or Ana Calvert on 0458 628 948 to arrange your Saturday inspection. [?](#)