

4472 Great North Road, Laguna, NSW 2325



Sold Lifestyle

Friday, 22 September 2023

4472 Great North Road, Laguna, NSW 2325

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 16 m2

Type: Lifestyle



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\$940,000

Offering a fantastic lifestyle in a relaxed rural setting, this 16.19ha (40 acre) property is well equipped for hobby farming, with plenty of water, arable land and peaceful bush surrounds. Whether you're looking for a country weekender or a permanent lifestyle property, this could be the one for you! Nicely elevated above the valley floor on a north facing grass plateau sits a 3-bedroom home enjoying a sunny outlook over the property. Internally the house features a spacious modern country style kitchen with walk-in pantry adjoining the living room with a cosy slow combustion fireplace and reverse cycle air-conditioning. The bedroom layout is versatile with a main bedroom, 2nd bedroom/optional Office and a 3rd bedroom which is currently setup as a large walk-in robe but could easily be converted back to a bedroom to suit your needs. The bathroom includes a modern ensuite, freestanding shower and separate bath. Nearby the house is a solid workshop/storage shed which also incorporates a laundry. An unfinished steel farm shed is also behind the house and will make a great triple garage plus workshop once complete. There are multiple other small sheds around the property ideal for garden equipment and storage. Any green thumbs will love the huge enclosed vege garden and raised beds along with many fruit trees around the house yard. A large enclosed chook pen is already established ready to fill with fresh farm eggs. If growing your own produce and creating a self-sustainable lifestyle interests you, you will also love the benefits from 20 solar panels installed on the roof keeping power bills to a minimum. The property has enough arable pastureland to support your own livestock and has been used for sheep, horses and cattle in the past. There is approx. 10-15 arable acres split into 4 fenced paddocks. A drawcard of the property is its ample water supply from an underground water bore, a large dam and seasonal creek as well as tank water supplying the house water. Boasting easy 2wd access only 230m from the tar sealed road, the location of this rural holding is A1. Only 70mins drive (approx) to Hornsby, this area is within close proximity to Sydney as well as the Central Coast, Newcastle and the beautiful Hunter Valley wine region. For further details on this beautiful property, please contact Kurt Musgrove: 0497 281 475 or Garry Musgrove: 0429 663 026. Disclaimer: All information contained herein is gathered from sources we deem reliable. However, we cannot guarantee its accuracy and act as a messenger only in passing on the details. Interested parties should rely on their own enquiries. Property Code: 349