

468 Grose Vale Road, Grose Vale, NSW 2753

STONE

Acreage For Sale

Friday, 19 April 2024

468 Grose Vale Road, Grose Vale, NSW 2753

Bedrooms: 6

Bathrooms: 3

Parkings: 6

Area: 5 m2

Type: Acreage



Cathy Walton
1300877577



Rachel Gambrell
1300877577

Auction Guide: \$1,950,000, unless sold prior!

Escape to your own dual occupancy horse haven! This exceptional property offers everything you need for a tranquil rural lifestyle, including a 4 bedroom, 2 bathroom home, plus 2 bedroom granny flat with with extensive garaging over the property, and top-notch horse facilities, all set on approximately 12.9 acres of lush pasture all perfectly situated on a corner block.

MAIN RESIDENCE: Recently refreshed, the main house boasts 4 spacious bedrooms with built-in robes and ceiling fans, including a luxurious master suite with a huge walk-in robe and dressing area plus ensuite. Entertain effortlessly in the living area with split system air conditioning and a cozy fireplace, or relax on the sprawling undercover deck with breathtaking views over your own land. The modern kitchen features quality appliances, a floating island, and adjoins a dining area. Additional highlights include a custom-designed bathroom with spa bath, ample storage, and a convenient lower level with garage and workshop space.

ATTACHED GRANNY FLAT: Ideal for extended family or guests, the sizable granny flat offers 2 bedrooms, a well-appointed kitchen, and a comfortable living area with its own split system air conditioning. Separated from the main house by a spacious garage, this self-contained retreat provides flexibility and privacy.

HORSE FACILITIES: For horse enthusiasts, the property boasts top-notch amenities, including a stable complex with roof sprinklers, 7 paddocks with equine fencing and irrigation, a floodlit sand arena, and more.

ADDITIONAL FEATURES: Excellent 12 x 9 metre shed with float bay and mezzanine with easy access from the side road. - Spa and pool with rural views - Solar hot water system- Fruit trees and numerous water tanks- Multiple driveways for easy access- Fully fenced house yard- Quality construction and insulation throughout- Additional power pole and metre box available near the dam

Conveniently located near schools, shops, and recreational areas, this property offers the perfect blend of rural serenity and modern comfort. -Situated only a short distance away: (All timing offered below is reasonably accurate in normal conditions and is approximate):- Grose Vale Public School, 4 min drive- Colo High School, 9 min drive- North Richmond shopping centre including grocery stores, fast food, chemist & doctors, 7 min drive- Navua Reserve (Local swimming spot), 6 min drive

Don't miss out on this opportunity, contact Cathy Walton on 0400 220 355 to arrange your personal viewing.***DISCLAIMER*** All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.