

47 Royle Court, Woodend, Vic 3442

Sold Acreage

Thursday, 12 October 2023

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Bedrooms: 3

Bathrooms: 2

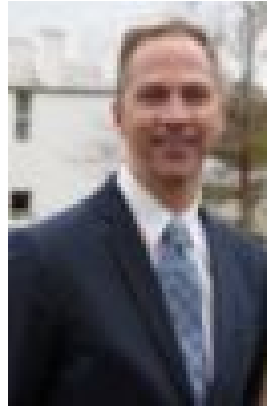
Parkings: 2

Area: 2 m2

Type: Acreage



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Contact agent

Discover the pinnacle of family living on a sprawling 6-acre oasis! This home has been crafted to embrace the picturesque northern aspect, providing breathtaking views of the enchanting garden setting. The cleverly thought-out floor plan ensures ample separation of space, with two bedrooms featuring built-in robes and a spacious family bathroom, complete with an indulgent oversized bath, situated at one end. Meanwhile, the master bedroom, boasting a generous ensuite and built-in robes, graces the other. The charming kitchen offers an abundance of counter space and storage, featuring Westinghouse Appliances. Adjacent to this culinary haven, a family space is fitted with a wood heater, making it a warm and cozy retreat during the winter months. For even more versatility, a dining room and lounge area come equipped with another wood heater and a split system, providing multiple options for family living. The generously sized laundry offers ample storage, and the return verandah and paved entertaining area create perfect spots to unwind while soaking in the serene atmosphere of the property. A double carport, greenhouse, and a 6.2m x 3.2m workshop cater to all your storage and project needs. Nestled on a secluded 6-acre parcel at the end of a cul-de-sac, this property boasts a host of incredible features, including a tennis/basketball court, a sizable dam with garden reticulation, town water, a rainwater tank plumbed into the kitchen for pristine drinking water, miscellaneous sheds, and a thriving vegetable garden. The garden and grounds are a horticultural wonderland, featuring over 80 roses, 800 daffodils, as well as camellias, rhododendrons, azaleas, and irises. Mature deciduous trees and native plantings provide a colourful backdrop to this natural paradise. "Roylend" offers the best of both worlds - a tranquil retreat on 6 acres, yet only minutes away from the town centre, railway station, nearby bus pickups to local schools, and quick access to the freeway. Don't miss the chance to make this exceptional property your own.