

5 Doctors Gap Road, Lithgow, NSW 2790

Sold House

Monday, 18 March 2024

5 Doctors Gap Road, Lithgow, NSW 2790

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Type: House



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Nestled in Doctors' Gap, this property spans across luscious secret gardens and borders native Hassan's Wall bushland. You're two minutes from Lithgow, 20 minutes from the Blue Mountains and less than 2 hours from Sydney. This home offers a peaceful escape from everyday life and the feeling of living in a "secret garden". Each space becomes bathed in the afternoon sun, and dappled light shines off every leaf – it's a magical garden. The weatherboard home is in an eclectic, comfortable condition comprising two bedrooms and free-flow living over a single level. It offers a raft of pleasant character features, including abundant natural tones, high-panelled ceilings, a centrally located combustion stove and a curved archway. Set quietly back from the landscaped front garden with a tranquil stepped entryway, this picturesque home includes a bright, airy sunroom, meal prep kitchen, and covered outdoor area that complement the serenity and calm. No space was missed in this home; everything is covered with loving touches. A central free-standing fireplace with mirrored backing and high panelled ceilings means the open plan and free-flowing living spaces create the picture-perfect, family feel. The home is surrounded by established gardens, winding paths, pleasant little surprises, and entertainment areas. This is an unusual opportunity. You're buying one share of 22 shares and 4 shares of 88 in the total land as tenant in common. This effectively gives you the house and shares but you do not own the land the house sits on or the 4 acres as such. Doctors Gap gives you four seasons in the year and is comfortably protected, making it a delightful area the year around. At a glance:- Character charm abounds.- This hidden treasure even has a secret garden.- A small country town lifestyle.- Hardiplank home.- Two bedrooms and free-flow living over a single level.- Bright, airy sunroom.- Two covered outdoor areas.- A central free-standing fireplace.- Open plan and free-flowing living spaces.- Mountainside views.- Although nothing is pressing to do, it offers plenty of scope for modernisation.- Double garage with covered awning.- A low-maintenance home with the scope to add modern comforts.- Soaring ceilings with beautiful panelled detail.- Investors can expect an estimated rental return of \$340 – \$360 per week.- Positioned within 2 minutes from Lithgow, 20 minutes from the Blue Mountains and less than 2 hours from Sydney.- An instantly appealing haven of light and space.- Borders native Hassan's Wall bushland.- Suit a weekender or permanent residence.- Several sheds on the property provide plenty of opportunity. Experience the best in the outskirts of Lithgow living. Inspect today and warm up your prospects for a summer to remember. THE AREA; Just outside of Lithgow sits a rustic country town where neighbours know you by name, Doctors Gap is a tightly held, local secret that thrives in the lush countryside. The jaw-dropping views and access to rugged bushland are just some of the perks of this intimate village lifestyle. From all of us at HR Realtors & Lifestyle Property Specialists, we wish you every success in your search for your new property. If you would like more details on this land or to chat about one of the many other properties available, please call or email us today at (02) 6355 2002; we'd love to talk more. Disclaimer: HR Realtors & Lifestyle Property Specialists believe that all information contained herein be true & correct to the best of our ability & in no way misleading; however, all interested parties are advised to carry out their own enquiries and relevant searches. The price of this property is listed in Australian Dollars (AUD) at the beginning of this description, and that should be used as a price guide for this property. Please call (02) 6355 2002 to arrange a private inspection.*Demographic stats from Domain.com