

504 Metricup Road, Wilyabrup, WA 6280



Lifestyle For Sale

Saturday, 18 November 2023

504 Metricup Road, Wilyabrup, WA 6280

Bedrooms: 1

Bathrooms: 1

Parkings: 6

Area: 26 m2

Type: Lifestyle



Kingsley Edwards
0412909022

Offers in the Mid to High \$1 Millions

Escape to the charming embrace of Hamfrith, a picturesque rural haven nestled amongst the world-famous wineries of Wilyabrup in the esteemed Margaret River wine region. After 45-years, the current owners have decided that it is time for a new family to create as many treasured memories as they have within this picturesque forest sanctuary. A delightful mud brick cottage seamlessly blends with the natural beauty of its surroundings. This cosy dwelling offers the perfect retreat; warm fires, cool breezes, and the serenity of nature are your constant companions. A mature orchard includes the likes of 3 Avocados, Almond, Passionfruit, Pecan, Tangelo, Lemon, Orange, Mandarin, Cherry, 2 Macadamias, 3 Mangos and an Apricot all reticulated from the property's own dam which has sustained year-round water for over 30 years. Towering trees and winding pathways invite you to explore the wonders of the ancient bushland, right in your own backyard. Whether you're a hobbyist, an artist, or a wine enthusiast, the 13m x 9m powered shed opens the door to many possibilities. Create, innovate, and indulge in your passions with a versatile space that adapts to your needs. The shed also acts as the main capture for the two large water tanks that supply both the house and the shed. With approximately 260,000Lt of fresh water between them you will never have to worry about running out. The property's close proximity to a beautiful part of the coastline, offers surfing, snorkelling, fishing, and the famous Cape to Cape Track. Hamfrith stands as a testament to the harmonious coexistence of nature and viticulture. Situated in the highly desired locality of Wilyabrup, you'll find yourself in close proximity to renowned wineries that have put Margaret River on the global wine map. Savor the fruits of the land and indulge in the finest vintages just moments from your doorstep, and even over your boundary fence. A Heritage from West Ham, London to Margaret River. The owner's ancestry shows a farm purchased from the Crown in 1799 and duly named Hamfrith which was derived from a blend of "Ham", meaning village, estate or home and "Frith", meaning peace, safety or protection. Having followed the same path, some 176-years later, the current owners couldn't think of a more fitting name to adorn their very own piece of rural paradise. Hamfrith offers more than just a property; it is an invitation to experience the epitome of privacy and convenience in one of the world's most celebrated regions. Call Kingsley Edwards on 0412 909 022 to arrange your private inspection. Rates (approximate): Council Rates \$2,615.74 per annum