

# 52 Ruttleys Road, Wyee, NSW 2259

## Sold Acreage

Saturday, 23 September 2023

52 Ruttleys Road, Wyee, NSW 2259

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 2 m2

Type: Acreage



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## Contact agent

Hidden in the middle of suburbia and tucked away from the world this is a golden opportunity to buy this rural escape which is the perfect hobby farm or holiday house with a world of options at your doorstep. The highlights of this delightful acreage is the facilities and ample opportunities for potential income/business, a large machinery shed setup as well as separate fenced small enclosures as breeding facilities for multiple livestock options, cleared and useable paddocks as well as the river running at the bottom of the property making this the complete rural package, Hobby farm, go fishing or kayaking in the creek. This very multifunctioning stunning small holding sits upon approximately 6.12 pristine, fenced acres which gently slope down towards the water's edge at Wyee Creek. Also the potential for dual living. The main residence has three bedrooms, one bathroom and double car port with views from the lounge room. This solid & sturdy brick home is in original condition but offers a world of potential to update, renovate and extend out to suit the growing family with additional features including wood burner fire and ducted air. The guest accommodation or cabin offers one bedroom, one bathroom plus living area. Furthermore a Separate 1 bedroom managers or employee quarters or potential rental investment also on site. Town water & Transpiration pit system onsite. This is a great opportunity to get your own rural escape in a central location. Being priced entry level you cant beat this opportunity to live this amazing multiple lifestyle retreat.