

585 Yarragon-Leongatha Road, Yarragon, Vic 3823



Acreage For Sale

Tuesday, 27 February 2024

585 Yarragon-Leongatha Road, Yarragon, Vic 3823

Bedrooms: 4

Bathrooms: 4

Area: 7 m2

Type: Acreage



Christie Nelson

\$1,725,000

I'd like to ask you to not only picture this but feel this; A tranquil location with North Facing views on approx. 19.5 acres, overlooking the stunning rolling hills of Gippsland, on a sealed road, only 10 minutes from town. This is a place where you can reside whilst living an idyllic lifestyle, live self-sufficiently, grow, harvest, bottle and drink your own Pinot and Shiraz. Eat home grown vegetables and fruits, enjoy the spoils from your own olive grove, livestock and art studio, take advantage of solar power and ample water supply from rainwater tanks and large dam. You could also have the option of income production from two delightful cottages or simply offer your family a lovely place to stay. School bus route. Sound appealing so far? There's so much more and it's a must to see for yourself! This is a property with a lot of heart and community minded owners have lovingly established Black Duck Farm over a number of years to make this truly something special. This is a property that's designed to be shared and enjoyed by family, friends and guests. The property is an eclectic and tasteful combination of homemade art and sculpture, woodwork and an imaginative variety of feature gardens to explore including a Japanese garden, fern garden, Oak Bar, violet garden, children's garden, to name just a few. There is a small section of forest, the vineyard, garden areas plus pasture that currently carries 15 sheep. The main residence comprises of a spacious weatherboard home designed to take full advantage of the views. It features an open plan kitchen, dining and living area with sliding doors onto the deck, spotted gum flooring, double glazing, high ceilings, 3 toilets, handy mud room and laundry. There are two spacious bedrooms (ensuite and WIR to master) plus a sizeable second living area/games room that could be easily converted to a third room if required. There's loads of under-house storage, wine processing room, cellar, double carport and a variety of shedding and storage scattered around the property. The two cottages are privately located away from the home and are ready to house guests as they are part of the property sale with a walk in-walk out scenario being offered. The Tuscan cottage boasts a delightful courtyard to take in the views and the Aegean cottage offers a generous spa for the ultimate indulgence. There really are too many incredible things to list here and I encourage you to block out some wandering time and make an appointment to view this lovely property. Please feel free to explore any additional links for any further information and to see how much the current owners have enjoyed this property over the years with their family and friends and how you too could make your own treasured memories at Black Duck Farm..... or perhaps you have your own name in mind to truly make this your own?