

60 Pangola Road, Humpty Doo, NT 0836

CENTRAL

House For Sale

Friday, 8 March 2024

60 Pangola Road, Humpty Doo, NT 0836

Bedrooms: 4

Bathrooms: 4

Parkings: 6

Area: 2 m2

Type: House



Daniel Harris
0889433000

Price Guide \$1,250,000

Text 60PAN to 0472 880 252 for more property information including reports. Prepare to indulge in resort-style luxury at this exquisite property boasting awe-inspiring outdoor entertainment spaces and a dazzling pool. Nestled in the heart of serenity, this home offers a seamless blend of sophistication and entertainment. Step into a world of outdoor bliss that beckons you to relax and unwind in style. Whether you envision hosting lavish parties or intimate family gatherings, the expansive outdoor entertainment areas provide the perfect backdrop for any occasion. From alfresco dining under the stars to lounging by the poolside oasis, every moment promises to be nothing short of extraordinary. The crown jewel of this magnificent rural package is undoubtedly the inviting saltwater pool with rockery waterfall, Balinese hut and waterslide. Dive into a world of refreshment and rejuvenation or simply bask in the tranquil ambiance that surrounds you. This is not merely a pool – it is a sanctuary that promises endless hours of leisure and pleasure. The main residence has been freshly updated throughout with a modern design that will appeal to all family members. All the hard work has been done for you. Simply move in and enjoy immediately! The kitchen is a stunner with wrap around counters and a modern touch with feature panelling and tiles. Both of the bathrooms have also been refreshed with a modern vibe that includes fluted glass in the showers and the main bathroom even has a relaxing bath tub for the little ones. The home includes 3 bedrooms; 2 with built in robes and A/C while bedroom 2 also has a feature sky ceiling that the kids will love. The spacious master bedroom is situated at one end of the home boasting a luxurious ensuite and walk in robe. Additionally there is a new teen retreat, granny flat or home office option built into the shed, fully self contained with own kitchenette and bathroom. Behind the main residence there is a 200m² triple bay shed/carport with roller door access to park the cars out of the elements and adjoining carport parking for the mowers, boat or van. This property has experienced a plethora of upgrades to its core infrastructure in recent years with a new bore installed in 2022, stunning transformation of garden with significant new plantings, rustic ablution block off the pool in 2023, new pool pump 2023, full irrigation system to entire block 2022 and a range of powered sites for your southern family/friends to hang out with you during the dry season. It's quite the package... What we love about this opportunity:

- Exceptional outdoor lifestyle property
- Gated entry at street level with stylish tree lined driveway
- 5 acres with swathes of green lawn for the kids and pets to roam safely
- 6ft high chain mesh perimeter fencing to entire block
- Turn key 3bed, 2bath freshly renovated main residence
- 200m² shed and carport for all your storage and parking needs
- New self contained granny flat offering choices for the new owner
- Enormous alfresco entertaining area flowing seamlessly off main home overlooking pool
- Quite simply one of the finest pools you'll ever see appealing to family members of all ages
- Miniscule power bills with 15kw solar system and 10kw battery backup
- Better RV infrastructure in paddock than most caravan parks with site allocation, water and power
- Multiple fire pit and seating areas to enjoy in the dry season
- Cricket pitch for the annual Humpty Doo Christmas test match with family
- Full kids playground at the front of the property with bmx trail
- Thriving tropical gardens and lawns fully reticulated
- New bore and new irrigation system covering entire block
- Verandahs on both sides of the main home offer plenty of outdoor space
- Bathrooms are gorgeous with fluted glass and modern design
- Master bedroom suite includes an ensuite bathroom and walk in robe
- Main bathroom hosts a shower and a relaxing bath tub with feature tiles
- Internal laundry room with linen press and access to the side of the home
- Kitchen has feature pendant lighting with iconic design elements to please the home maker
- Wrap around counters and overhead storage in the kitchen
- Open plan living and dining areas with tiled flooring and remote fans
- Fenced in back yard – great for the smaller house pets and young toddlers to play

Well positioned within the Humpty Doo community only a 5 mins from local schools, day-cares, shops and golf club. Discover the epitome of outdoor living at 60 Pangola where every day feels like a vacation. Viewing certainly required for full appreciation of everything on offer here.... Council Rates: \$1,437 per annum (approx.) Date Built: 2007 (Renovated 2023) Area Under Title: 2 hectares 700 square metres Zoning Information: RL (Rural Living) Status: Vacant Possession Building Report: Available on webbook Pest Report: Available on webbook Easements as per title: None found