

63 Egerton-Ballark Road, Mount Egerton, Vic 3352

McGrath

Sold House

Friday, 1 September 2023

63 Egerton-Ballark Road, Mount Egerton, Vic 3352

Bedrooms: 3

Bathrooms: 2

Parkings: 6

Area: 1 m2

Type: House



Amanda Robinson

0431387323

Contact agent

Set amidst the serene beauty of Mount Egerton, this remarkable property unveils a unique lifestyle opportunity, harmoniously blending comfort, nature, and spacious living. Within the property, a well-preserved original 3-bedroom home takes centre stage, featuring an ensuite and a separate family bathroom, complemented by two separate living spaces to accommodate the entire family comfortably. Warm up your winter evenings by the enclosed wood-burning fireplace, nestled at the heart of the primary living and kitchen area. The centrally located kitchen adjoins the main living space, leading to the expansive covered outdoor entertainment area. This outdoor haven offers stunning views of the primary dam and its picturesque surroundings, ideal for a serene morning coffee or hosting gatherings with family and friends. An impressive extra-large concrete water tank, capable of holding approximately 50,000 litres, stands as a testament to meticulous water management. The property is conveniently connected to town power and boasts a well-maintained septic system. An extensive 10m x 10m shed complete with a mechanic's pit, block and tackle, workbenches, cabinets, and ample storage space is enhanced by its own ensuite. Additionally, two carports provide shelter for multiple vehicles. Various activities await just outside your door. Two well-stocked dams invite angling adventures, with the smaller dam abundant in Redfin and the larger dam promising Murray Cod, Yellowbelly, and the occasional Bream. Take a refreshing swim or enjoy a paddle on warm days. This property is a family sanctuary, offering an endless supply of firewood and a wealth of activities for children. From bonfires to swimming, motorbike riding to fishing, and paddle boating to exploring native flora and fauna, each day unfolds a new adventure. Nature enthusiasts will delight in observing ducks gracing the dams, kangaroos paying a visit for a drink, and the occasional sighting of a koala. Birdlife thrives here, with parrots of all shades, kookaburras filling the trees with laughter, and majestic black cockatoos soaring above. A variety of fruit trees adorn the landscape, providing a delectable assortment of apples, pears, plums, cherries, nectarines, peaches, gooseberries, loquats, grapes, and passionfruit. To arrange your inspection, please feel free to contact Jacqui at 0411 065 339 or Amanda at 0431 387 323 today.