

675 Yannathan Road, Nyora, Vic 3987



Sold Other

Monday, 14 August 2023

675 Yannathan Road, Nyora, Vic 3987

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 40 m2

Type: Other



Nicole Lancey
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Sarah Francis
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Contact agent

Harcourts Warragul proudly presents 675 Yannathan Road, Nyora to the market. This approximately 98 acre grazing property is located amidst the picturesque rural surroundings of Nyora, Gippsland. It is an ideal location for those wanting a large rural landholding while still having convenient access to the South Gippsland Highway and township amenities. The property is suitable for a range of agricultural pursuits and is currently used for grazing cattle. A tree-lined driveway leads to the home and sheds, which are set well back from the sealed road. There is also a secondary driveway for truck access to the sheds and stockyards. The home has been renovated and features three bedrooms, one central bathroom, as well as a secondary bathroom combined with the laundry. The kitchen has been lovingly renovated with a timeless colour palette, and the window offers a lovely view of the rural vista, including Mt Baw Baw in the distance. The inviting lounge room opens to a pergola area, the perfect place to enjoy a morning coffee or entertain friends and family. All three bedrooms have robes, with the primary bedroom having a sitting room adjoining it. Additional features of the home include a sunroom as well as a mudroom. Outside, there are two carports and a single garage. Fruit trees and a vegetable patch add to the charm of this country property, with established low-maintenance gardens surrounding the home. Throughout the property, grand trees provide shade for livestock. Shedding on the property includes an 18m x 12m hayshed, a 9m x 14m workshop with a concrete floor and power connected, and a 7mx12 machinery shed. The stockyards are of a great size and make handling cattle a breeze, with the cattle crush being undercover. The gently undulating pastures have been well maintained, as has the fencing. Roads surround $\frac{3}{4}$ of the property, making it easy to get around all year round. There is a dam on the property and a seasonal creek that provides water for stock. The home has an endless supply of water from rainwater catchment tanks. The picture-perfect property is well worth inspecting to witness the stunning views for yourself and see the potential this property offers. The surrounding properties include large dairy and grazing properties, to small acreage properties. Contact Nicole Lancey on 0448 444 979 to arrange an inspection of this magnificent rural property or for further information.