

710 Hovell Road, Moorwatha, NSW 2640

SN STEAN NICHOLLS

House For Sale

Thursday, 30 May 2024

710 Hovell Road, Moorwatha, NSW 2640

Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 7 m2

Type: House



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Enjoy the tranquility of where modern living meets luxury! Nestled amidst picturesque landscapes, this renovated home offers a harmonious blend of contemporary elegance and rural charm. With 3 bedrooms and the option to convert an additional room into a 4th bedroom, this property is perfect for growing families or those seeking a peaceful retreat. The home also offers a sunroom or office for working from home. Embrace the freedom of country living with 19.7 acres (approx.) of land at your disposal. This property features four separate paddocks with sheep yards, providing ample space for livestock or equestrian pursuits. Whether you're an avid farmer or simply love the idea of wide-open spaces, Muddy Brick Hill offers endless possibilities. Step inside to discover a beautifully renovated home that effortlessly blends modern comforts with rustic charm. The new kitchen, equipped with electric appliances, is a culinary haven. The stunning vinyl flooring, resembling ash timber, adds a touch of sophistication and is both durable and easy to maintain. The mud brick residence also features Red Cedar weather boards. The formal lounge room is a haven of relaxation, boasting a vaulted ceiling that creates a sense of grandeur and space. Entertain guests or enjoy cozy evenings by the wood fire with loved ones in this inviting area. The open layout seamlessly connects the living spaces, allowing for effortless flow and comfortable living. Retreat to the master bedroom, which offers a walk-through robe and an ensuite bathroom for ultimate privacy and convenience. Start and end your day in style within this serene sanctuary with direct access to the outdoor deck. Upstairs, a loft with charming dormer windows awaits. This versatile space can serve as a home office, play area, or additional living space. Two bedrooms and toilet facilities complete the upper level, providing ample space for family members or guests. Muddy Brick Hill offers practical storage solutions with a 12x6m (approx.) lock-up garage, a single garage featuring internal access to the home, and a large machinery shed. Whether you need space for vehicles, equipment, or hobbies, this property caters to your storage needs. Enjoy the luxury of a dam, 100,000 litres of water tanks, and a solar-powered bore pump, ensuring a reliable water supply for various purposes. This feature is essential for maintaining the lush gardens and catering to any agricultural requirements. The property offers an easy commute to the City of Albury Wodonga, and a short drive to either Howlong or Jindera townships. Just far enough away to clear the mind and unwind after a grueling day. Experience the best of both worlds as you indulge in the serenity of nature while enjoying the modern comforts of this remarkable property. Don't miss the opportunity to call Muddy Brick Hill your own! Features:

- 19.7 acres allotment
- Three bedrooms or the option of four
- Separate paddocks and sheep yards
- New kitchen
- Formal and informal living areas
- Two bathrooms
- 12x6m (approx.) lock-up garage
- 100,000 litres of water tanks, and a solar-powered bore pump
- Easy commute to the City of Albury Wodonga, or short drive to either Howlong or Jindera townships.