

**76 Eleventh Avenue, Millfield, NSW 2325**



**Sold House**

Friday, 15 September 2023

76 Eleventh Avenue, Millfield, NSW 2325

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 5**

**Area: 4515 m2**

**Type: House**



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## Contact agent

Perfect for anyone wanting a taste of country living while having all the comforts of a modern family home, this idyllic acreage is set in the beautiful Hunter Valley wine region with cellar doors and restaurants only a short drive away. While the spacious family-friendly home makes a great residence, it could also be a very successful BnB, having a versatile floorplan to cater for large groups set upon 1.1 acres. Built in 2019, the home has a totally custom designed floorplan with an emphasis on large living spaces, a luxurious master suite, plenty of space for kids and multi-functional rooms that could suit those working from home. The central open plan living room adjoins a gourmet kitchen with stone bench tops, 900mm stainless steel gas stove and a fabulous island bench. A bi-fold servery window also opens from the kitchen onto an oversized undercover alfresco area, ideal for entertaining all year round with a stunning view of the surrounding mountains. A highlight of the house is the luxurious master suite with a massive walk-in-robe and ensuite with double vanity and perfectly positioned bathtub next to a floor to ceiling window with a lovely view. Four secondary bedrooms each have built-in-robos and there is a home office, separate study and media room which could all have many uses depending on your lifestyle. Stylish colour choices, floor coverings and contemporary tiled bathrooms add to the appeal of the customised home. Externally the property has a triple garage attached to the house with internal access and a tar sealed driveway to the door, a separate Colourbond double garage plus workshop, gorgeous firepit area and a large, fenced rear paddock ideal for pets. Located towards the end of a quiet cul-de-sac street, nicely positioned around other quality homes, the property is less than 15mins drive to Cessnock township for all amenities while there is a general store/café with fuel and a primary school within 2km's in Millfield. Things you will love... · Magnificent family home or potential investment set upon 1.1 acres (4515sqm) · Custom design with a neutral colour palette and quality finishings throughout · Central open plan living room creates an effortless flow between indoors and outdoors adjoining a large undercover alfresco · Gourmet kitchen with a huge island bench, 900mm gas stove, stone bench tops, walk-in pantry and a servery window/bar to the alfresco area · Multiple living spaces – media room, kids retreat/rumpus, home office and a separate study · Massive master suite with walk-in robe and ensuite featuring a double vanity and bathtub with a view · Four secondary bedrooms, all with built-in robes and ceiling fans · Ducted air-conditioning throughout · Main bathroom and two powder rooms · Large internal laundry with built-in cabinetry and external access · Solar system – 19 panels · Instantaneous gas hot water · Triple garage with internal access to the house · Freestanding Colourbond double garage plus workshop · Fenced rear paddock for pets with natural water ponds · 1.8km to Millfield Primary School and even less to the Millfield General Store/Café · Easy drive under 15mins to Cessnock township · Situated on the doorstep to many Hunter Valley wineries and restaurants in Mount View, Pokolbin, Wollombi & Broke all nearby For further details on this beautiful acreage, contact Kurt Musgrove 0497 281 475 or Garry Musgrove 0429 663 026. Disclaimer: All information contained herein is gathered from sources we deem reliable. However, we cannot guarantee its accuracy and act as a messenger only in passing on the details. Interested parties should rely on their own enquiries. Property Code: 315