

8 Rosborough Court, Thurgoona, NSW 2640

 STEAN NICHOLLS

House For Sale

Monday, 29 April 2024

8 Rosborough Court, Thurgoona, NSW 2640

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 4018 m2

Type: House



Lachlan Hutchins
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Kim Semmler
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Auction Saturday 25th May at 10:30am

As you step through the secure and private front gate, this property immediately captivates with its timeless appeal. This elegant ranch-style residence, adorned with expansive verandah, stands as a welcoming sanctuary amidst the sprawling 4,018m² (approx.) landscape of lush green lawns. Set against a backdrop of mature plantings, and the inviting oasis of the pool, it offers a quality of life that only a select few can envision. The warm and open kitchen seamlessly complements the open-plan living area. Featuring lofty ceilings, quality appliances and ample storage this space will delight the family chef. A separate dining area is ideal for formal gatherings, or simple family meals. The main living area is complete with a wood fire creating ambience and serenity through the cooler months. This residence boasts three distinct living areas, spaces to entertain and areas for quiet contemplation. A cosy lounge adjacent to the master bedroom provides a private parent's retreat. This space features two oversized his and her walk-in robes and a luxurious ensuite with spa. The remaining generously sized family bedrooms, separate from the master are more than adequately serviced by a central bathroom with separate powder room and toilet. This area also features a separate lounge, ideal for a children's playroom, or teenage retreat. Climate control is well taken care of with stunning wood-burning fireplaces, and split-system units. From the protected and enclosed pergola, your gaze extends across the pool and beyond. A large arbor protects established fruit trees from local wildlife and established gardens are fully irrigated with an automated system. The large shedding will delight the hobbyist. Ample space for storage of boats, caravans, horse floats and other toys is abundant. Insulated, with both single and three phase powered and featuring a small kitchenette and toilet, this area is ideal for the mechanically minded, a farmer off the land or a small work from home business. Notable amenities include a two large water tanks with electric pump that supplements the garden's water supply, providing cost-saving benefits whilst 12.4Kw solar system offer reduced electricity bills. This secluded oasis offers a semblance of self-sufficiency while being mere minutes away from the convenience of a shopping plaza, golf club, restaurants, schools, and sports facilities.

Features:- 4,018 sqm (approx.) allotment - Four spacious bedrooms - Three separate living spaces - Huge shedding, with remote doors, electricity and fully insulated. - Secluded, but minutes from amenities, schools, golf course and restaurants.