

**807 Congewai Road, Congewai, NSW 2325**



**Sold Lifestyle**

Monday, 28 August 2023

807 Congewai Road, Congewai, NSW 2325

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 156 m2**

**Type: Lifestyle**



Shelly Jurd  
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Dan Jurd  
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## Contact agent

Auction Location: On-Site @ 807 Congewai Road, Congewai HUNTER VALLEY EXTRA-ORDINARY Stunning views of mountain ranges, gently rolling fertile fields, a meandering creek with swimming holes and an authentic timber farm house, all under 2 hours from Sydney - the perfect recipe for the perfect rural dream. Situated in a stunning valley, nestled between the Watagan and Corrabare Mountain Ranges ensuring amazing views in all directions along with gorgeous sunrises and sunsets. This divine rural farm is just 20 kms from Cessnock's CBD, 30 kms from Lovedale and Pokolbin's Wine Tourist regions and the Historic Tourist Village of Wollombi. With a land size totaling approximately 386 acres, comprising 3 titles, making it one of the larger privately owned holdings in the area, the breathtaking property ranges from creek flats to gently undulating hills, to a rugged mountain range. With a strong history of fertilisation and pasture improvement on the paddocks, the property has successfully been breeding Angus Cattle for some 20 years. Suitable for cattle or horses, with plenty of terrain to trail ride and explore on your own property - the land size and zoning also allows for subdivision potential with the RU2 zoning allowing for a 100 acre lot minimum. Oozing with character, the original solid federation timber and iron cottage is the ideal "weekender" or base while you build your dream rural estate. The home features original hardwood timber floors, high ceilings, 3 large bedrooms with ceiling fans and French doors to the wrap around verandah, lining boards throughout including decorative chair rails in the hall, modern country kitchen, a combustion fire and split system air conditioning. Whilst the inside is charming and comfortable, it's outside that you will want to spend your time! Enjoy a coffee in the morning or local wine in the evening on the wide north facing verandah, cool off in the outside claw foot bathtub, take a walk or ride in the paddocks or bushland, swim in the creek or plant a vegetable garden and fruit trees. Complemented by an old diary with lined room for additional guests, cattle yards with undercover crush so you can work out of the direct sun, machinery shed, old triple garage, 3 dams, a permanent creek and a water licence - you will have to pinch yourself to believe this unique opportunity is real. AUCTION : ON-SITE @ 2PM, SATURDAY, 11TH MAY 2024 INSPECTIONS: BY APPOINTMENT ONLY