

# 83 Horseshoe Creek Road, Horseshoe Creek, NSW 2474

## Sold Lifestyle

Tuesday, 16 January 2024

83 Horseshoe Creek Road, Horseshoe Creek, NSW 2474

Bedrooms: 5

Bathrooms: 1

Parkings: 1

Area: 47 m2

Type: Lifestyle



Dana Vasterink  
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**\$1,265,000**

Whether you're looking for a peaceful rural lifestyle, a weekend getaway, or a hobby farm, this property will impress. This spacious and unique barn-style shed house is situated in the stunning and peaceful valley of Horseshoe Creek, just 10km north of Kyogle. The 117-acre property boasts a range of features and offers plenty of space for agriculture, livestock, and other rural pursuits. As you enter the home on the first level you will find a beautiful home office space, a large family room with a wood-burning fireplace, a spacious bathroom and 4 generous-sized bedrooms, all with built-in wardrobes and ceiling fans. As you move up to the second level you will be welcomed into an open-plan living space with another wood-burning fireplace and a modern, well-equipped kitchen that flows out onto the open-air deck, providing stunning views over the property and making it an entertainer's dream. Also on this level, you will discover the 5th bedroom or rumpus room. Located near the home within the fully fenced house yard is an established chook pen, dog runs and a 6m x7m work shed with electricity, ceiling fans, multiple power outlets + cold water facilities. This is currently utilised as a tack room, hay shed and workshop/storage. The 117 acres are currently fenced into 7 paddocks containing deep organic basalt soil making it ideal for livestock grazing (carrying capacity of approx. 35 breeders + progeny) or cropping. At the same time, the rolling hills still harbour plenty of usable timber for milling & all your fencing needs. It boasts an excellent water supply with approximately 2.5 km of creek frontage to the reliable Horseshoe Creek. Water is supplied to multiple troughs throughout the property via a piston pump on 3-phase power to a 5000L header tank. This water supply can also be redirected to the house if required. Don't miss out on this unique opportunity - contact Dana Vasterink today to arrange an inspection and discover everything this truly unique property has to offer.