

891 Milbrodale Road, Broke, NSW 2330

Sold Lifestyle

Saturday, 23 September 2023

891 Milbrodale Road, Broke, NSW 2330

Bedrooms: 5

Bathrooms: 2

Parkings: 6

Area: 14 m2

Type: Lifestyle



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\$1,800,000

Discover the ultimate escape from city life at this exquisite rural property! Set on a scenic 36 acres with Wollombi Brook frontage, this country retreat offers mesmerising views of neighbouring vineyards and distant mountain ranges. Located on Milbrodale Road, amidst fine country estates, renowned wineries like Margan wines, Nightingales, and charming restaurants and vineyards, this property is a haven of tranquillity. The property's RU4 zoning allows for home occupations, dual occupancy (STCA), tourist accommodation, restaurants, cafes, or businesses, providing a range of possibilities. The land is mostly arable, adorned with majestic mature gum trees that provide shade and privacy. If you are thinking of owning a few horses or running livestock, the land is ideal for grazing. Nestled in the heart of the Hunter Valley, this charming home epitomises rural living. The grounds feature an established veggie garden, pear and fruit trees, adding to the natural allure. Step inside the recently painted main residence, boasting 9-foot ceilings, an open-plan living and dining area, and a country-style kitchen. Three spacious bedrooms, an additional living space (potentially a fourth bedroom), and thoughtful amenities like a combustion fireplace, split system air conditioning, and ceiling fans throughout ensure comfort in every season. The interior is bathed in natural light thanks to floor-to-ceiling windows, allowing you to relish the picturesque views. Unwind on the inviting full-length verandah while enjoying a warm tea or witnessing stunning sunsets with a glass of local red wine. Adding to the property's allure, a delightful self-contained cottage has been fully renovated and tastefully furnished. With AirBnB potential, the cottage boasts charming stained-glass windows and an open-plan layout seamlessly connecting the living, dining, and kitchenette areas. A generously sized bedroom with ceiling fans and air conditioning ensures year-round comfort, making it an ideal retreat for quiet getaways or hosting visitors. Notable features include three water tanks, two large stock/irrigation dams, a water access license, and PID allocation, a large lockup machinery shed with three-phase power offers ample space to store cars, boats, caravans, and more. The property's RU4 zoning allows for home occupations, dual occupancy (STCA), tourist accommodation, restaurants, cafes, or businesses, providing a range of possibilities. This property is the perfect countryside escape. Start a vineyard, raise animals, or enjoy the surroundings. Choose it as your permanent residence, weekend retreat, or holiday rental. The options are endless. Call Cathy and her team for more information today! Whilst all care has been taken preparing this advertisement and the information contained herein has been obtained from sources, we believe to be reliable, PRDnationwide Hunter Valley does not warrant, represent or guarantee the accuracy, adequacy, or completeness of the information. PRDnationwide Hunter Valley accepts no liability for any loss or damage (whether caused by negligence or not) resulting from reliance on this information, and potential purchasers should make their own investigations before purchasing.