

1208 Norton Road, Wamboin, NSW 2620



Acreage For Sale

Wednesday, 10 July 2024

1208 Norton Road, Wamboin, NSW 2620

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 2 m2

Type: Acreage



Ellie Merriman

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\$1,680,000 - \$1,720,000

Comfort, character, and all the amenities. Welcome to 1208 Norton Road, Wamboin. Set well back from the road, this solar passive "Jen-Vue" designed and built home is bright and comfortable and sits perfectly amongst landscaped gardens. Structured garden beds and pathways combine with the native gumtrees and surrounding pasture to create a wonderful oasis - somewhere the kids will happily explore outside, and the family can gather for the weekend BBQ's. The home was designed to make the most of the Northern sun - all the living spaces and bedrooms are positioned to maximise this solar orientation, whilst also taking in the beautiful, natural surrounds. The high ceilings add to this sense of space and let the light pour in. It's easy to imagine the family dinners and gatherings here, plenty of room to spread out and enjoy. There is a large, open plan family room and meals area, as well as formal living and dining. Outside, the options only continue - a large covered pergola or an alfresco area are the perfect spot for lunch. Or there is also the studio - this would be a great spot for pre-dinner drinks or, as a work from home space. The kitchen has been recently updated - beautiful Quantum benchtops, 900mm oven and electric cooktop, along with all the storage you could possibly want. Add to that a stylish stone splash back and you have a kitchen most chefs would be happy with. The master suite is a retreat all of it's own, featuring a full bathroom (with large bath, of course) as well as a private courtyard, currently fitted with a large outdoor spa. The 3 remaining bedrooms are located at the other end of the house, all with built-in storage and served by a light filled bathroom. Outside, all the hard work has been done on this 2HA (5 acre) block, it will appeal to many with it's landscaped gardens, children's play area and beautiful, bespoke pergola. Currently, this is home to a few sheep, there could also be room for a pony and there is plenty of shedding, a greenhouse, raised veggie gardens and a beautiful big dam. Key Features include; • In slab heating • Double Fireplace • High ceilings • Renovated kitchen • Fresh paint • Shed with 6x9m mezzanine • 140,000L approx. rainwater water storage • New front fence • Pergola • Modwood deck • Electric and a Gas hot water units • Large dam • Irrigation • Bio cycle septic • Studio • Workshop with greenhouse This really is a property you must inspect to appreciate, there is so much more to see and enjoy. There are some additional features you will discover and inspection is highly recommended. For more information, or to arrange an inspection, please contact Ellie Merriman on 0402 117 877. DISCLAIMER. We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective buyers should make their own inquiries to verify the information contained in this document.