

# 23B Alexander Forrest Road, Forreston, SA 5233

## Acreage For Sale

Wednesday, 3 July 2024

23B Alexander Forrest Road, Forreston, SA 5233

**Bedrooms: 8**

**Bathrooms: 3**

**Parkings: 10**

**Area: 23 m2**

**Type: Acreage**



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**\$2,100,000**

This unique property is available only by appointment, contact the office to register for inspection on (08) 8373 5000. Any access to property needs to be strictly accompanied by an agent. Set on a large 23.35Ha, with stunning landscapes surrounding, this unique property is sure to impress. Set in a picturesque valley with beautiful views, a three bedrooms main house + a separate character filled cottage. This stunning piece of land is also complete with beautiful gardens, a dam and bore, ample shedding and a beautiful creek running through + so much more. Enjoy the privacy, space and freedom on the huge 58 acres. The property features multiple dwellings with capability to be a blissful family retreat.

**Main Residence:** Combining the perfect mix of charm from its era and modern features creating a beautiful blend of character and modern living. - Extension recently complete- Featuring big bi-fold doors showcasing the beautiful views. - Open plan living with fantastic kitchen and walk in pantry- Second lounge room with combustion heater - Three large bedrooms + Home office or 4th bedroom - Master bedroom with beautiful fireplace - Spacious light-filled bathroom + laundry and second bathroom with shower and toilet- Ceiling fans in living area and bedrooms - Ornate ceilings and cornices and Tasmanian oak flooring

**Second Residence: (cottage)-** Stunning wrap around veranda with gorgeous outlook- Formal lounge room with open fireplace - Neat kitchen and meals area - Four bedrooms - Originally constructed before the turn of the twentieth century and rebuilt in the early 1900s

**More property features;-** 15m x 9m (50 x 30 ) Colorbond garage with concrete floor and 3 phase power and plumbed water.- bore (430 ppm, 11,400 l/h (2,500 gph). - Dam - Supporting the productivity and choices is the 13,120kl water licence which permits the taking of water from both the dam and the bore.- Currently electric fenced into six paddocks and laneways.- 1,200 bale elevated hay shed. 5m x 4.8m - 23,000 litre rainwater tank plumbed to the house and solar hot water service with another 10,000 litre tank adjoining the garage. - (7.5m x 1.8m 80,000l) steel/brick tank fed from the bore to service the lush gardens, stock troughs, residence and cottage. With sweeping panoramic views over the rolling hills, the flowing creek, lush greenery and surrounding established gardens, fall in love with this stunning country lifestyle in the heart of Forreston. Just 5 minutes to Kersbrook and 20 minutes to Tea Tree Gully with Tea Tree Plaza for all your shopping needs. RLA244395