

**192 Summer Hill Lane, Lucknow, NSW, 2800**

**Professionals**

**Acreage Semi-rural For Sale**

Tuesday, 1 October 2024

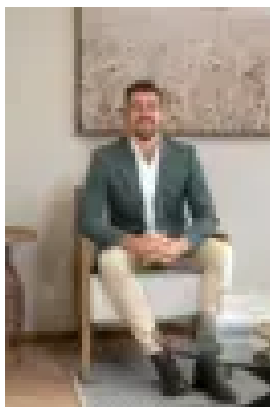
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**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 2**

**Type: Acreage Semi-rural**



Lucas Ferrari  
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## Luxurious Country Living Just 5 km from Orange: "Avalon" - A Rural Dream on 100 Acres

Discover the ultimate rural escape with this stunning, newly custom-built family home set on 100 acres of pure, picturesque paradise! With 6 spacious bedrooms, 3 stylish bathrooms, and a heated alfresco area for year-round entertaining, this property offers an unparalleled blend of luxury and nature. The single-level design includes a private wing for parents and guests, and a 4-bedroom wing for kids with their own bathroom and activity area.

A sleek, modern kitchen with a generous butler's pantry flows effortlessly into open-plan living spaces designed for comfort and style. The home also boasts a private office, perfect for working from home or studying, and a master suite that exudes luxury with its en-suite and walk-in wardrobe. Expansive windows and sliding doors offer breathtaking views and fill the home with northern light. The seamless connection to multiple pergolas makes it perfect for both intimate and large gatherings.

Outside, you'll find a 3-bay shed built by a world-renowned construction company, providing ample storage, functionality, three-phase power and an outdoor covered work area.

The land itself is a dream – Gosling Creek runs through the property, complemented by a reliable spring-fed creek, licensed bore, and well-maintained fencing, complete with cattle yards.

"Avalon" is fully set up for off-grid sustainable living with a 16kW premium solar energy system, complete with battery capability and a substantial water storage capacity of 320,000L collected from both the shed and residence.

### Agricultural Features:

- Well-maintained fencing and a medium-sized dam
- 400m of Gosling Creek frontage, including a creek crossing offering a permanent water supply
- Extensive cattle yards with a heavy-duty on-slab cattle crush, and all-weather truck access
- Two new concrete gravity-fed stock troughs from the bore tank
- A licensed bore fitted with a new solar pump and less than a year old
- A reliable spring-fed creek with vehicle access via a bridge
- Improved pastures and riparian water rights under the Water Management Act 2000 NSW for both stock and domestic use

Only minutes from town, this rare offering combines country living with modern conveniences. It's not just a home – it's a lifestyle waiting to be lived! Don't miss the chance to make this exceptional property yours.