

# 15 Wallaby Road, Wheatsheaf, Vic 3461



## House For Sale

Wednesday, 10 July 2024

15 Wallaby Road, Wheatsheaf, Vic 3461

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Area: 2 m2**

**Type: House**



Rae Corris

0353482328

**\$950,000**

Located in popular Wheatsheaf, just 10 minutes from the cafés, galleries and shops of Daylesford township, and 5 minutes from the renowned Glenlyon General Store, this exceptionally private property adjoins Wombat State Forest that provides hundreds of additional acres for bushwalking, orienteering, cycling or horseriding. Privately sited on approximately 5 acres, this beautifully presented and meticulously maintained property offers a spacious residence with wraparound verandah, extensive undercover outdoor living/entertaining deck and a huge shed/workshop. The 3-bedroom, 2-bathroom home showcases a bright open-plan living, dining and kitchen area with high timber-lined vaulted ceiling and surrounded by large windows. Comfort is assured year-round with a large wood combustion fire and a split-system air conditioning unit. The residence is double glazed throughout. The well-equipped all electric kitchen features ample cupboard storage and includes a walk-in pantry. Each bedroom is generously sized, with two having built-in robes and the master featuring a walk-in robe and shared ensuite with second bedroom. An additional large central bathroom with a bath, and a separate laundry complete the home's interior. Outside, a vast undercover entertaining area with quality Merbau timber decking extends the year round living and seamlessly connects to the massive portal framed steel shed. Perfect for workshop activities, car restoration, carpentry, etc - the shed has 3-phase power, a concrete floor, an acoustically insulated office (currently used as a music studio), a Ned Kelly potbelly wood heater, and a separate toilet. Set back from the road amidst lawns and established gardens, the residence is extremely quiet with resident kangaroos, wallabies and beautiful birds. The property has direct access to the Wombat State Forest at the rear. A well-maintained driveway ensures easy access to both the house and shed. The property is serviced by mains power, 3 large rainwater tanks totalling 50,000 litres of storage, a groundwater bore, a pump shed, fire safety sprinklers, a separate concrete cellar, 2 dams, a solar hot water service with electric backup, a Biocycle wastewater treatment system and a woodshed. This meticulously planned property offers a tranquil lifestyle with every detail carefully considered for relaxation and enjoyment. Inspection by appointment only.