

20 Balgownie Drive, Armidale, NSW 2350

House For Sale

Thursday, 14 December 2023

20 Balgownie Drive, Armidale, NSW 2350

Bedrooms: 5

Bathrooms: 2

Parkings: 4

Area: 16 m2

Type: House



Lachie Sewell
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Daniel Clyde-Smith

Auction

Upon entering tree-lined drive at 'Seven Oaks' - 20 Balgownie Drive, just on the edge of the Armidale township, you'll be greeted by a captivating countryside retreat set on a picturesque 40-acre block. The property boasts a substantial 5-bedroom, 2-bathroom home, presenting the perfect opportunity for tree changers, growing families & hobby farmers to secure the perfect location to live out their dream lifestyle. The best bit - all this is just 3 minutes away from the centre of Armidale bustling township. Nestled in a protected position atop a gently rising hill, the house is surrounded by flourishing gardens, abundant trees & a charming ensemble of native birds, possums & koalas, creating perfect organic privacy. Each generously sized bedroom features built-ins, while the spacious parents' retreat offers a walk-in robe & ensuite for added luxury. At the heart of the house lies a vast kitchen sure to please even the most discerning of cooks, whilst the huge living area adjoining it features raked ceilings adding a sense of grandeur. Multiple large windows & doors frame breathtaking views of the vibrant garden, creating a seamless connection between indoor & outdoor living spaces. The thoughtfully designed courtyard provides a sheltered place for year-round entertaining or a quiet place to unwind under the stunning maple tree. Additional features include a 2-door lock-up garage, grass tennis court, zoned underfloor heating & multiple split system reverse cycle units. The property is also well-equipped for agricultural endeavours, with four dams, a bore, a large concrete-floored shed with 3-phase power & several auxiliary sheds. Additionally, an old woolshed & cattle yards add a touch of rustic charm to the estate. 20 Balgownie Drive is a rare opportunity for those seeking some space to carve out a life in a beautiful natural setting whilst still being just a 4 minute drive from town. Don't miss out on the chance to call this remarkable property home – contact us today to arrange a viewing. Features:- Fresh paint & carpet- Underfloor heating, multiple gas outlets in each living space- Reverse cycle in lounge/kitchen & master bedroom- 3 phase power in large shed- Auxiliary bedroom/guest quarters off large back shed- 34 solar panels attached to woolshed- Numerous rainwater tanks the largest of which is 100,000L- Basalt Soils- Abundant supply of quality timber such as Yellow Box & Apple Gum