

52 Westgrove Road, Exeter, NSW 2579



House For Sale

Monday, 15 April 2024

52 Westgrove Road, Exeter, NSW 2579

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 2 m2

Type: House



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For Sale - \$2,500,000 - \$2,750,000

Nestled on five picturesque acres in the quiet country village of Exeter, Sinden Park offers an idyllic slice of Southern highlands country living. A tree-lined driveway leads to the charming home, surrounded by established ornamental gardens that provide an abundance of colour in spring and autumn. A signature feature of this residence is the contemporary and versatile living spaces – filled with light and rural views over the countryside. Currently being operated as a highly successful Airbnb destination presenting an immediate income stream. Generous living and dining areas feature hardwood timber flooring and high ceilings. A north facing kitchen and dining room lead out to a private tiled courtyard with a Wisteria cover pergola. Accommodation consists of four double bedrooms, including a spacious main with ensuite and family bathroom. Outdoors, the magic unfolds further with a sun-kissed, solar-heated pool, fire pit and surrounding manicured lawns and garden. Adding to the estate's appeal are its functional facilities including a three-bay machinery shed/ garage with 3-phase power, town water, gas and 4 Kw solar power system. The property is fully fenced with 1x large paddock, full set cattle yard and race plus electric gated entry. - A welcoming living room with spotted gum hardwood flooring, warmed by a slow combustion fireplace and opening to the timber verandah - North facing kitchen and dining room with French doors that capture the sun and lead to the paved courtyard- Country-style kitchen with gas cooktop, electric oven, walk in pantry and breakfast bar - Slow combustion wood fire, gas heating and ceiling fans allows for year-round comfort- Master bedroom features walk in robe, stylish ensuite with claw foot bath and leafy views- Three additional bedrooms with built ins share a modern family bathroom- Family bathroom includes a built in bath, shower screen and basin - Large laundry/mudroom provides ample bench space and external access- Sundrenched entertaining area enjoys a wisteria covered pergola, fire pit and inground pool - Currently operating as a successful Airbnb, presenting an immediate income stream- NBN and 4kw Solar system and electric gated entry- Full set cattle yard and race, 15,000 litre water tank- Fully fenced property with three bay shed/garage with 3 phase power - Easy-care property ideal for horse lovers and hobby farmers Moments away from Exeter Village, with its renowned café/store, and only 10 minutes to Moss Vale. If you're seeking fresh, country air, tranquility and easy-care living, call Sarah Burke on 0404 377 491 to book your private appointment today.