

# 8 Shepherd Drive, Mullion Creek, NSW 2800



## House For Sale

Sunday, 30 June 2024

8 Shepherd Drive, Mullion Creek, NSW 2800

Bedrooms: 4

Bathrooms: 3

Parkings: 4

Area: 2 m2

Type: House



Ash Bock

0413216829

## Contact Agent

Nestled amidst tranquil bushland and only a 10-minute drive from Orange, this exquisitely modern two-storey house, complete with a separate studio, is the embodiment of sophistication and serenity. Set on a tree-filled five-acre block, this property promises a lifestyle of luxury and privacy. There's four bedrooms in total: three in the main house, including a secluded second-storey master suite, as well as a lovely boutique studio with bedroom space and a bathroom, perfect for a teenager's retreat, guests or as a creative workspace. The spacious central kitchen is flanked by an open-plan living and dining area with north-facing windows, alongside a separate family room, both of which bask in natural light. The fenced and landscaped in-ground swimming pool, along with a covered alfresco area, are ideal for both entertaining and relaxation. Your family's dream property awaits, so don't miss the opportunity to own this haven of peace and comfort.

**FEATURES-** Modern two-storey house plus studio on five-acre block just 10 minutes from Orange- Master bedroom suite on second storey with ensuite and walk-in wardrobe- Two other large bedrooms with built-in wardrobes - Spacious central kitchen with updated appliances and treated timber benchtop- Standalone boutique studio with bedroom space plus bathroom- Open-plan living and dining area with north-facing windows- Separate family room, also north-facing- Modernised main bathroom free freestanding bathtub- Fenced and landscaped in-ground swimming pool- Massive shed with power connection and concrete driveway- Office space adjoining master bedroom- Alfresco entertaining area- Elegant raked ceilings- Wood fireplace and multiples split system air conditioning units- Terrific fencing- Fully landscaped gardens and established lawns- 90,000-litre water tank- Two rooftop solar panels systems, totalling 12-kilowatts- Estimated rental return: \$650 - \$700 per week

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