

385 Foxs Elbow Road, Warri, NSW, 2622



Rural For Sale

Saturday, 5 October 2024

385 Foxs Elbow Road, Warri, NSW, 2622

Bedrooms: 8

Bathrooms: 4

Parkings: 4

Type: Rural



Kelly Allen

Two Modern Homes on 100 Acres

385 Foxs Elbow is a superbly presented rural property that offers a tranquil setting amongst the gum trees with not only one quality-built home but two DA approved homes; providing buyers that much sort after space for in-laws/ extended family or potential rental income. Located in the popular 'family friendly' cul de sac rural community of Fox's Elbow, on the Canberra side of Braidwood, this property is only 30 minutes to HQJOC, 20 minutes to Bungendore, 15 minutes to historic Braidwood, 45 minutes to Canberra and an easy 3 hours to Sydney. (approx.)

THE MAIN HOUSE was built in 2014 and is set in an established garden attracting birds of many varieties and offers light filled interiors with open plan lounge and dining room, spacious modern kitchen with Caesar Stone tops, 900mm oven and walk in pantry. The main bedroom has an ensuite bathroom and walk in robe plus there are three additional good sized bedrooms with built ins and modern bathroom. The house has been finished with European tilt and turn double glazed windows and doors.

THE 2nd HOUSE built in 2016, is set behind the main house in a striking country setting of snow gum trees and boasts traditional verandas at the front and back. This house is of generous portions at every turn from the north facing open plan lounge room to the separate dining room off the modern kitchen which also has a 900mm oven and walk in pantry. The main bedroom has an ensuite bathroom and walk in robe plus there are three additional good sized bedrooms with built ins plus a home office and double-glazed windows throughout.

THE LAND is 40.50 HA* (100.08 acres*) of natural Australian bushland with bush walking/vehicle and mountain biking tracks through to the large dam and continuing throughout the property. The property is fully fenced.

OTHER FEATURES include:-

- Sealed road access to the front gate
- Wood fires in both houses
- Three bay garage with workshop bay plus three bay American barn
- Starlink Internet with Telstra mobile booster x 2 for those wanting to work from home
- 108,000 rainwater tanks x 2 (one on each house)
- 5kw + 6kw solar systems with batteries (one on each house)
- Orchard and veggie patch
- School bus to Braidwood, Bungendore or Canberra schools at the Kings Highway.

Available to view by private inspection only, phone Kelly Allen at Braidwood's premium agency, Belle Property on 0466 632 696.