

254 Mandalay Road, Glen Mervyn, WA 6239

House For Sale

Wednesday, 29 November 2023



254 Mandalay Road, Glen Mervyn, WA 6239

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 40 m2

Type: House



Keaton Standley

0405933212

Seller says Sell All Offers Invited!

Escape to the tranquillity of this luxurious, hilly rural retreat located at 254 Mandalay Road, Glen Mervyn. This property, containing a ten acre vineyard, offers a unique lifestyle as well as a choice of income streams if required. Grape and/or wine sales, sheep and cattle rearing as well as plenty of space for other horticultural pursuits. Giant blackbutt trees grace the property. These trees are now rare. The property boasts a range of features that are sure to impress. With 3 spacious bedrooms, 2 bathrooms, and an additional study/bedroom there is plenty of space for the whole family. Unwind in the spacious open plan living area, boasting a seamless flow between indoor and outdoor spaces, perfect for entertaining. This beautiful home also includes a well-appointed kitchen with ample storage and a generous dining space. Host unforgettable dinner parties or gather around the fireplace in the cozy living room for intimate evenings with family and friends. The house and sheds are situated on a 100-acre block with plenty of space for outdoor activities. Enjoy the serenity and natural beauty of your surroundings as you relax on the expansive veranda, taking in the north facing breathtaking views of the established trees and hills. With its picturesque vineyard setting, this property is perfect for those with an interest or passion for viticulture. The vineyard was planted in 1998 by the current owners and the wines have been very successful at regional and interstate wine shows. Take up the opportunity to craft your own award-winning wines with mature vines producing outstanding, well-proven fruit. Currently, Shiraz, Cabernet-Sauvignon, Durif and Zinfandel are the reds on offer while Riesling, Chardonnay and Muscat (brown) balance the offerings. The possibilities are endless with this unique property, it truly offers the best of both worlds - an escape from the hustle and bustle of city life to the serenity and natural beauty of this farm. Features include: - 3 bedrooms + study (or 4th bedroom) - 2 bathrooms - Open plan living and dining - Wood fire - Ceiling fans - Air conditioning - Small, Rustic Public wine tasting/sales room - Insulated, and air conditioned, Commercial wine storage room. - Large, shed split into two - one for operating out of and the other for storing and parking for your cars, includes power and concreted floor, 14mx7m Approx. - Four stand shearing shed in operational condition 16mx15m. - Pump Shed 4.5m x 6m approx. - Antique shed 13.3 x 13.8 approx. - Considerable amount of new fencing - Winter creek running through the middle of the property - Vineyard 10 acres (4ha) - Dam 25 megalitres. - Two more smaller dams. - Cattle yards. - Special grove of mature deciduous trees. Don't miss out on this rare opportunity to own your own piece of paradise. Contact Keaton Standley today to arrange a private viewing on 0405 933 212.