



FOR SALE

A SAFE COUNTRY ESCAPE

With uncertain times upon us, have you ever thought now may be the time to escape the crowds of the city and suburbia, to relish in the space and fresh air of country living, to enjoy a simple, self-sufficient and family focused lifestyle.

Situated at the end of a pretty and sleepy country lane, this home sits on just over 3 acres with good annual rainfall. There is plenty of feed to run a few sheep, a cow, goats or chickens and grow all the fresh produce your family will need. Close enough to civilisation, but far enough away from the hustle and bustle, this property is just 15 minutes' drive to Sorell for all your essential services and 40 minutes to Hobart.

Inside, vast expanses of north facing glass ensure the home is flooded with sunlight, whilst the beauty of the outdoors is never far away, with views of the ever-changing countryside on offer from just about every window in the home.

The timber kitchen is built for country cooking and offers generous food preparation spaces and an island bench. With mellow timber flooring, the open plan living area is built to cater for the needs of a large family. This area connects to a stunning multipurpose room, designed to be used anyway the owners might wish. An atrium style sunroom creates a pleasant summery ambience in those colder months, a place to sit and curl up with a book, or simply soak up the serenity of the environment.

Bedroom two through to four, as well as the main bathroom are all on this level, whilst the centrepiece and statement of the home is the rough timber stairwell which leads up to the master bedroom and en-suite.

Children will love the opportunity to roam free without city limits. A tennis court with its own club house will keep the family fit and entertained, whilst an external underneath room would be the ideal spot for a home gym.

Landscaping introduces both formality and informality into different parts of the garden, incorporating splashes of colour, shady trees and contrasting foliage. The undercover pergola with paving and decking will host many a family BBQ or gatherings with friends.

A cedar residence which is currently used as a games room /workshop (has three phase power) could easily be converted into an ancillary dwelling (stca) perfect for extended family or farm stay

4 BED | 2 BATH | 1 CAR

PRICE:

\$589,000-\$649,000

OPEN FOR INSPECTION:

N/A



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Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.