



# FOR SALE

## SCENIC COUNTRY ESCAPE ON PRIME ACREAGE BLOCK

In a league of its own, 22 Locksley Close is a home for the avid builder or someone with an eye for opportunity. Situated 30 minutes drive from Coffs Harbour, along a scenic road filled with numerous small towns and plenty of farms, in the small country town of Glenreagh on 6,229sqm (0.62Ha) is this visual masterpiece.

Set on a generous acre and half block of mostly level land with few trees, this custom-designed eco-friendly tiny home would suit someone seeking to further establish this country escape or to build a new home on the existing house site (STCA).

Town Water and Mains Power are readily accessible at the road side, and there are a range of options for those seeking to cut down on their usage costs by adding in optional water tanks and solar to keep the home off-grid.

This wonderful property offers:

- Great Country Weekender or Rural Escape
- Excellent, mostly level and cleared land on 6,229sqm (0.62Ha)
- Loft-like master bedroom with windows to enjoy beautiful mountain breezes
- Insulated to keep warm in winter and cool in summer
- Stunning Cyprus pine flooring throughout
- Marine-grade ply with hardwood frame
- Separate guest bedroom or study for the avid artist
- Existing House Site available for home of your design (STCA)
- Bordered by lush rainforest in the Sherwood Creek Reserve
- Enjoy mountain and forest vistas
- Rapidly growing area with good quality land becoming rare
- Private Estate with no more blocks available
- Town Water and Mains Power available at roadside, simple put in trenches and direct to your home site
- Walking distance to beautiful Waterfalls and nature walks
- Under 2 minutes drive to Glenreagh General Store and the famous Golden Dog Restaurant
- 25 minute drive to Coffs Harbour
- 35 minute drive to Grafton South

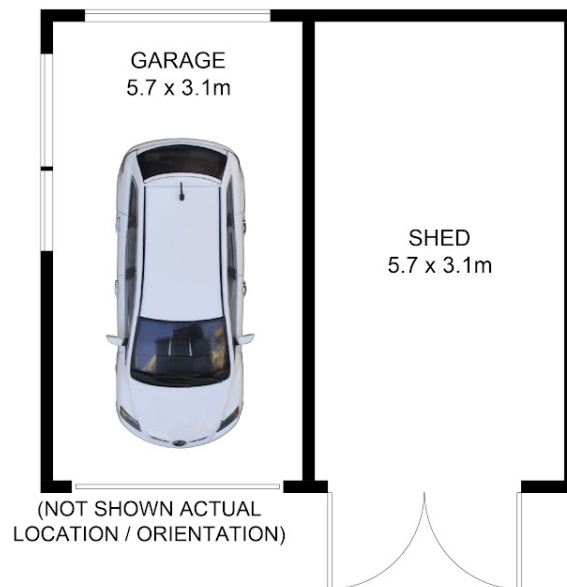
2 BED | 1 BATH | 1 CAR

PRICE:  
\$320,000

OPEN FOR INSPECTION:  
N/A



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22 Locksley Close, Glenreagh, NSW 2450

DISCLAIMER: PLANS SHOWN ARE FOR PRESENTATION PURPOSES AND ARE NOT PART OF ANY LEGAL DOCUMENT. ALL MEASUREMENTS AND FIGURES ARE APPROXIMATE.

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.