



SOLD

UNDER CONTRACT

Award winning-agent, Uri Ross, proudly presents 55 Falls Road, Nimbin. This is indeed one of the superior estates in the area, built by a well-renowned long-time local builder. Set on approx. 15 acres with 2 seasonal waterways and a dam, sits this unique structure that has been constructed with great detail, love & care.

****IT IS ESSENTIAL TO REGISTER FOR THE OPEN HOME AS IT MAY BE POSTPONED ****

The home is situated in a great location, being a short 1500m trip to the centre of town yet, positioned on a dead-end road, a great spot for morning walks with panoramic views. Privacy is all yours with an older timber fence at the front & the closest neighbours being 170m away with different aspects and at different altitudes.

The house itself is constructed with mud brick & solid hardwood timbers, it features 3 bedrooms, with the main having a walk in-robe, air-conditioning and access to the bathroom and pool. The kitchen and dining room is combined which has a warm homely feel, stunning timber cabinetry, timber floors and a leafy outlook that has potential views of the Nimbin Rocks. The lounge room features enormous high ceilings, a wood fireplace and an additional elevated study or music area, a perfect place to work or create.

A separate yurt style structure/studio is a short 20m from the home, which is powered and a modern bathroom/laundry is constructed nearby on the north side of the house, perfect for a caretaker, teenager, or guests.

At the rear, not only will you find an enormous undercover entertainment area big enough for the family but there is also a unique picturesque 18m saltwater lap pool which can be heated via independent pool solar system! New decking and huge sandstone pavers surround the pool with an old Balinese hut and an exotic garden that gives off a tranquil setting. In addition, with some specific tree removal you could look over most of your property from the western side of the pool.

While the land is undulating with a couple of steepish areas, it still has some great grassed pockets of slightly sloping grasslands. The property itself is very private and could possibly suit 1 or 2 hooved animals for pets to assist with maintenance or simply take care of it yourself.

4 BED | 2 BATH | 2 CAR

PRICE:
\$880,000

OPEN FOR INSPECTION:
N/A



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