



SOLD

SOLD BY KUL PATHANIA 0406606600

Welcome to one of Neerim South's most coveted addresses, located on an expansive 13.69ha block of prime land within the renowned agriculture production region of West Gippsland. Comprising of approx 13.69ha zoned for farming, with established house, gardens and shedding. The land currently supports grazing of sheep & cattle, an extensive vegetable garden, chickens & pigs. There is also a dependent person dwelling. This magnificent property is a rare opportunity to secure a luxurious lifestyle for you and your family.

You will be instantly captivated by the grandeur and beauty of this acreage/semi-rural lifestyle estate. Unwind in the tranquil and peaceful surroundings of the lush green lawns and native gardens.

The house provides 3 bedrooms with BIRs, 1 ensuite, 1 semi ensuite and extra bathroom upstairs with shower, 2 dining, 1 lounge, separate laundry, an open fireplace & coonara heater, 2 x split systems and a store room under the staircase.

This grand home is an entertainer's delight with multiple living areas including an expansive formal lounge and dining, as well as a family room which opens out onto an undercover alfresco area.

The well-appointed interior is complimented by a range of modern fixtures and fittings, including air conditioning, perfect for keeping cool in the summer months.

The granny flat has 2 good sized bedrooms with BIRs, separate toilet, large shower, separate laundry, walk-in pantry, lounge room split system and gallery style kitchen. Featuring a Veranda facing sunrise, instant hot water, LPG bottles. Mains power and a 22,000lt water tank.

The lush gardens and sprawling grounds provide the perfect backdrop for outdoor entertaining with plenty of space for the kids to run and play. Spring water, pumped from inground concrete collection tank into 2 x 10,000Ltr header tanks which gravity feeds the water through to all the grazing paddocks and outside taps for watering gardens.

Also featuring:

- Solar Panels
- Pine plantation of 0.4ha
- 8 fenced paddocks.

5 BED | 4 BATH | 4 CAR

PRICE:
\$1,600,000

OPEN FOR INSPECTION:
N/A



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