



FOR SALE

CHILLAX...

Discover your slice of rural paradise on this tranquil 44.85-hectare (110.8 acres) property, where lifestyle living meets rich biodiversity in the serene Pillar Valley and all just 20 minutes to the Coast. This charming 2-bedroom rural lifestyle property offers an authentic Australian countryside experience while being thoughtfully designed for comfort.

The welcoming features include hardwood floors throughout, solid timber kitchen, combustion heater, fans and natural light filled spaces with neutral tones that create an inviting atmosphere to perfectly complement the rural setting both indoors and out.

The center piece of the property, steeped in local history is currently used as an art studio, entertainment area and dry store with other unexplored options surely to let your imagination grow wild. The property is well supplied with power and mostly underground to service the home, studio, shed and some camp amenities.

Beyond the home is an array of practical surprises some of which earn a simple income through bushland camp sites immersed in the properties Ecological significance and abundant wildlife. With a nest box program and wildlife water provisions to encourage tree dwelling species such as Birds, Gliders and small mammals onto the property.

Lifestyle comfort meets workshop convenience with this property's spacious workshop perfect for trades, hobbies, or vehicle maintenance, equipment and machinery.

The outdoor living spaces have been carefully designed to make the most of the rural setting:

- Generous covered entertaining and porch with rural vista appreciation
- With the boundary fully fenced and well maintained ensuring security
- Multiple facilities strategically placed throughout the property
- Plenty of space for hobby farming or small-scale agriculture
- Natural bushland areas and dams for wildlife appreciation
- Potential for additional outbuildings or future development (STCA)
- Water tanks, pumps and onsite waste water.

Pillar Valley provides the perfect backdrop for a peaceful rural lifestyle while remaining accessible to essential services of Grafton just 15 minutes drive and 20 minutes to the coastal beauty of Wooli, Minnie Water and Diggers Camp for fishing, surfing and more.

2 BED | 1 BATH | 3 CAR

PRICE:
\$675,000

OPEN FOR INSPECTION:
N/A



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