



FOR SALE

TRANQUIL FAMILY HOME PLUS SELF-CONTAINED GUEST ACCOMMODATION ON 2.77 ACRES!

An exceptional opportunity awaits your family on sought-after Hidden Valley Road—a peaceful, family-friendly cul-de-sac renowned for its strong sense of community and tranquil rural lifestyle. This beautifully renovated four-bedroom residence offers the best of both worlds: country living with the convenience of being just 25 minutes from Port Macquarie, Kempsey, and Wauchope.

Step inside to discover an inviting open-plan living space with soaring raked ceilings, a cosy combustion fireplace, and year-round comfort thanks to reverse cycle air conditioning and ceiling fans. The stylish kitchen is the heart of the home, boasting new appliances, a sleek black double sink, dishwasher, and gas cooktop, and flows seamlessly to the dining and living areas. Sliding doors open out to a spacious rear deck, perfect for entertaining or simply unwinding as you take in the picturesque rural setting.

The master bedroom is privately positioned away from the other bedrooms, complete with its own ensuite and direct access to the rear deck—ideal for a quiet retreat. Three additional bedrooms are generously sized, with a central main bathroom close by for family convenience.

A standout feature is the fully self-contained guest accommodation, separate from the main house. With its own kitchen, brand new bathroom, and private living area, it's perfect for extended family, guests, or teenagers seeking their own space.

Families will love the full-length front verandah overlooking a playground—imagine morning coffees while the kids play. The property's large dam, established gardens, and two versatile sheds add to the rural charm and practicality.

Enjoy reliable town water, Star link internet, and a school bus stop at the end of the street, making this an easy choice for families seeking both space and convenience.

Additional Features:

Land size: 1.12 hectares (approx. 2.77 acres)

Council rates: \$600 per quarter

4 BED | 2 BATH | 6 CAR

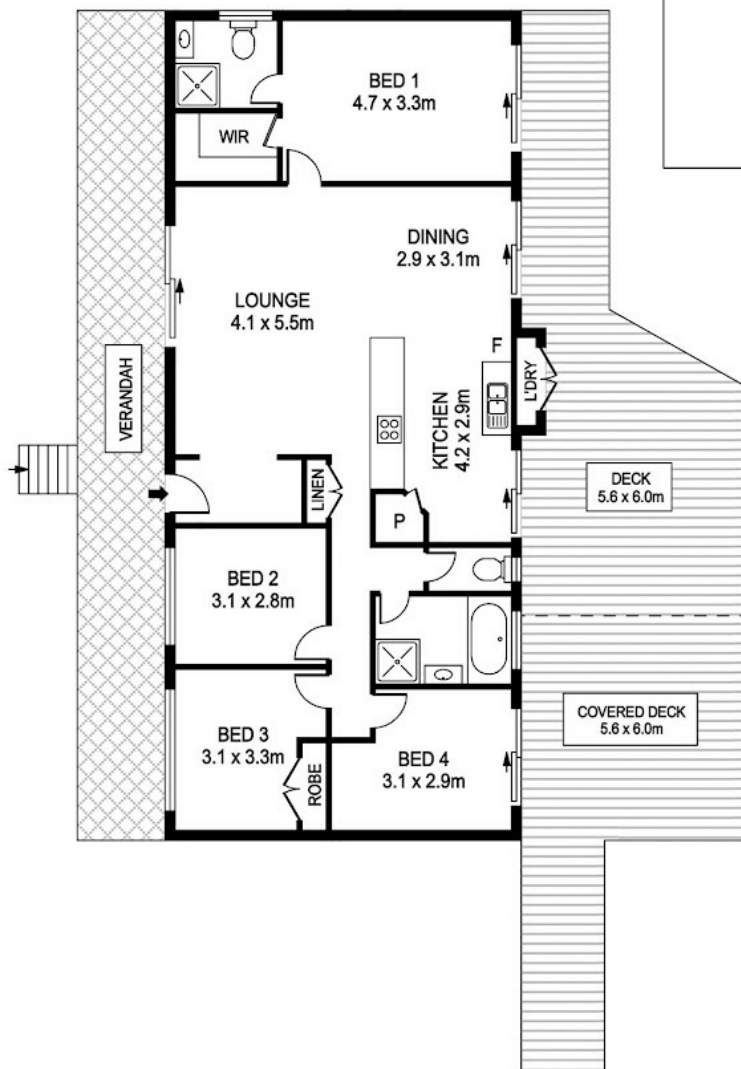
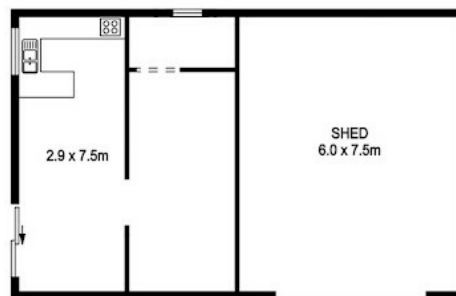
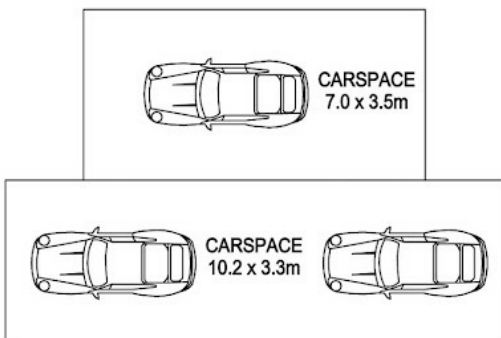
PRICE:
\$1,120,000

OPEN FOR INSPECTION:
N/A



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INTERNAL	: 114.5m ²
VERANDAH	: 30.6m ²
DECK	: 65.9m ²

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.

DISCLAIMER: PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.

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