

13081 SUMMERLAND WAY, KYOGLE, NSW, 2474



FOR SALE

PRIVATE RURAL SETTING WITH ESTABLISHED GARDENS & WORKSHOP

EXPRESSIONS OF INTEREST ARE INVITED

Closes 30th September 2026 (Unless Sold Prior)

Tucked away on a private 3,553m² block with a beautiful country setting with open rural surrounds, 13081 Summerland Way offers a wonderful blend of space, privacy and relaxed country living, all within easy reach of Kyogle.

Built in approximately 1995, this solid double-storey brick home with an iron roof is light-filled and welcoming, with brick features throughout and a combination of tiled and Particle flooring. Numerous windows capture the lovely surrounding views and bring plenty of natural light into the home, while the property has been freshly painted throughout.

The home offers a practical layout with open-plan living and a functional kitchen, together with three bedrooms – one downstairs and two upstairs. All bedrooms feature generous built-in wardrobes with mirrored sliding doors. The bathroom incorporates the laundry, while excellent storage is provided throughout the home, including additional attic storage and convenient under-stair storage.

An added bonus is the carport and attached storage room, constructed in 2001, along with a private outdoor bath – the perfect place to soak up the sunshine, relax and enjoy watching the established fruit trees grow.

The gardens are a real feature of the property and include an established edible garden with an impressive selection of fruit trees and vines, including Asian mangoes, black sapote, lemons, oranges, lychees, avocado and dragon fruit, as well as grape and passionfruit vines.

For those needing plenty of workspace or storage, the impressive 10m x 10m lock-up garage and workshop is sure to impress, complete with four roller doors and plenty of room for vehicles, equipment, hobbies or the home handyman.

Outside, the established gardens are beautifully maintained and designed for easy care. A brick BBQ setting beneath an established fig tree provides a wonderful space for family gatherings, entertaining friends or simply enjoying the peaceful surroundings.

With town water, a private rural setting and generous grounds offering room to enjoy the outdoors, this property presents an opportunity to secure a comfortable family home with plenty of character and lifestyle appeal.

3 BED | 1 BATH | 5 CAR

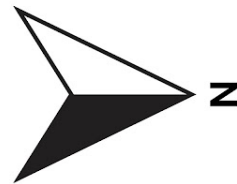
PRICE:
\$950,000

OPEN FOR INSPECTION:
N/A



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TOTAL: 129 m²
 1st floor: 88 m², 2nd floor: 41 m²
 EXCLUDED AREAS: STORAGE: 5 m², COVERED PATIO: 23 m², PORCH: 4 m²,
 CARPORT: 36 m², OPEN TO BELOW: 14 m², WALLS: 13 m²
 MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

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.