



FOR SALE

COUNTRY COASTAL LIVING, HORSE FACILITIES AND EXCEPTIONAL SHEDDING

Set across a picturesque 2.84 hectares, 11 Tall Trees Place offers an enticing combination of contemporary family living, established horse facilities, substantial shedding and the peace and privacy of a semi-rural lifestyle.

Beautifully positioned to overlook the property's cleared and grassed paddocks, the contemporary single-level four-bedroom, two-bathroom home has been thoughtfully designed to embrace its surroundings, with an inviting rural outlook from almost every window.

At the heart of the home is a spacious open-plan kitchen featuring induction cooking, oven, dishwasher and walk-in pantry, complemented by generous dining and living spaces. A separate rumpus room provides another valuable living zone, giving families plenty of room to spread out.

All four bedrooms are generously proportioned and feature built-in robes, while the master suite includes a walk-in robe and stylishly renovated ensuite. The eastern wing of the home incorporates two bedrooms, the main bathroom and a large walk-in linen cupboard, providing excellent separation and practical family living.

For those with horses, the property is exceptionally well equipped. The acreage is divided into three fully fenced paddocks, supported by two stables, a tack room and dedicated wash bay with both water and power.

Adding even greater versatility is a substantial standalone 9m x 8m shed, ideal for large vehicle, caravan, boat or horse float accommodation. Featuring dual access and approximately 2.9m clearance, it provides outstanding storage and usability, further complemented by additional garage storage.

Water and energy infrastructure are equally impressive, with a huge 100,000-litre concrete drinking water tank, an additional two 20,000-litre water tanks, 6.6kW solar panel system and two hot water systems, including solar hot water.

Well cleared, well grassed and wonderfully peaceful, this is a property where you can enjoy genuine space around you without sacrificing the comforts of a contemporary home.

4 BED | 2 BATH | 4 CAR

PRICE:

\$1,400,000 - \$1,500,000

OPEN FOR INSPECTION:

Oct 24 at 12:00pm - 12:45pm

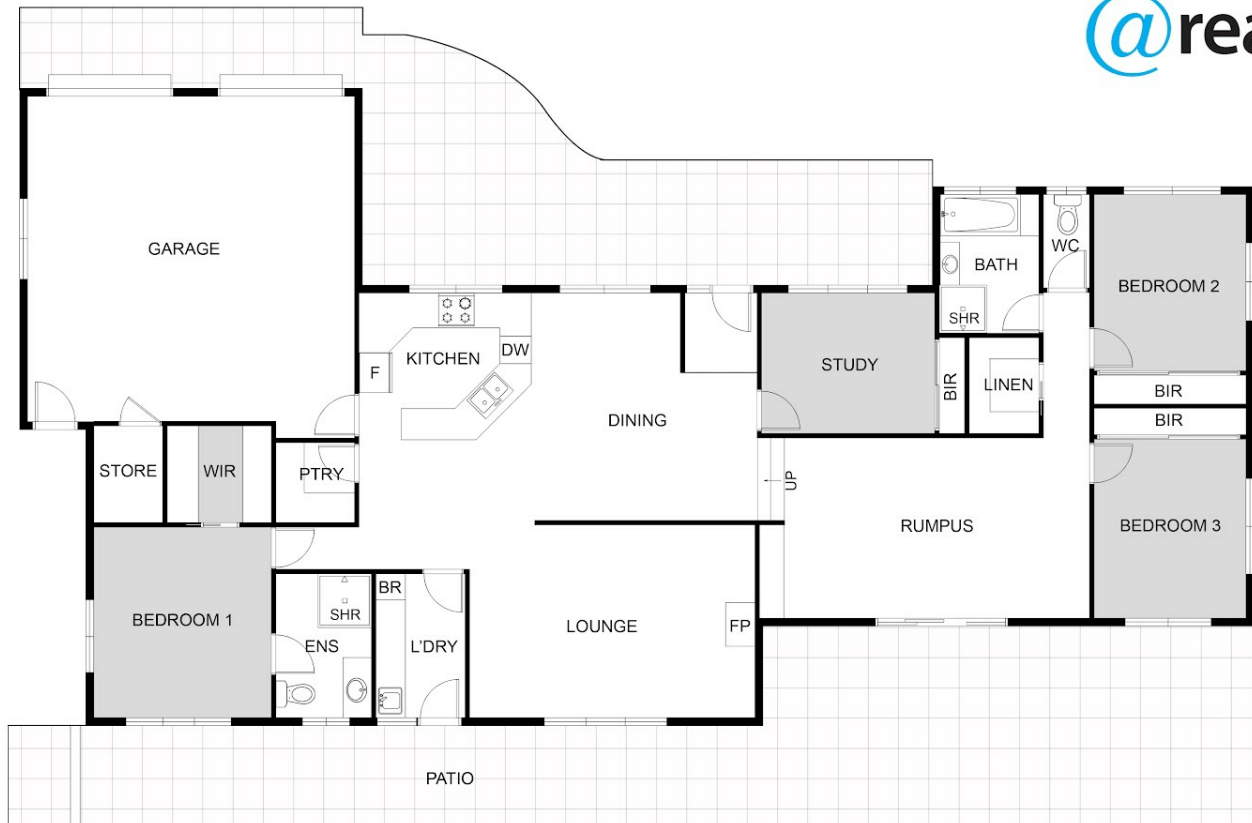


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FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.
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All enquiries must be directed to the agent, vendor or party representing this floor plan.



11 Tall Trees Place, LONG BEACH NSW 2636

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.