

1703 Booral Road, Girvan, NSW, 2425



Acreage Semi-rural For Sale

Saturday, 9 November 2024

1703 Booral Road, Girvan, NSW, 2425

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: Acreage Semi-rural



Rikki-Lee Day
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Hedgehill Farm

Hedgehill Farm – Where classic country charm meets modern convenience, providing a peaceful rural lifestyle without sacrificing access to essentials. Nestled in a picturesque setting, this property is ideally located within easy reach of local shops, transport links, schools, and the beautiful Mid Coast beaches and cafes. It's a place where you can enjoy the tranquility of the countryside while staying connected to the vibrant nearby communities.

The cozy, cottage-style home features an open-plan living and dining area with a modern kitchen, complete with a slow combustion fireplace, ceiling fans, and warm timber floorboards throughout. Recently updated, the modern bathroom offers a double vanity and walk in shower for a touch of luxury. Three light filled bedrooms complete the inviting homestead.

Step outside to discover all the extras that make this property truly special. The land itself is approximately half cleared, with undulating terrain ideal for hobby farming, permaculture or simply enjoying the scenic landscape. Three dams throughout the property provide ample water sources, while a post-and-rail fence around the house enhances both its security and charm. Two substantial water tanks ensure plenty of water storage, a key feature for rural living, and the attached double-car carport provides convenient covered parking with direct entry to the home.

Located in Girvan, within easy reach of Stroud, Gloucester and Bulahdelah, and approximately two and a half hours from Sydney. Karuah River Allworth 18min (20km) Hawks Nest 40mins (46km), Pacific Palms 55mins (61km).

This property is more than a home-it's a lifestyle offering peace, privacy, and sustainability, yet it's still close enough to town for daily essentials. Whether you're seeking a retreat from the everyday hustle, space for family adventures, or a sustainable homestead, this property delivers the idyllic rural experience.

Contact Rikki-Lee Day on 0427 658 146 for more information or to book your private inspection.

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