

33 Bark Ln, Kyneton, VIC, 3444

BROADHURST
Macedon Ranges | Central Highlands | Spa Country

Sold Acreage Semi-rural

Saturday, 16 November 2024

33 Bark Ln, Kyneton, VIC, 3444

Bedrooms: 3

Bathrooms: 2

Parkings: 6

Type: Acreage Semi-rural



Robert Broadhurst

Walnut Farm circa 1870 - Picturesque Rural Holding of 4.15 Hectares

Walnut Farm is something out of a children's' picture story book with its rolling green hills, happily grazing stock and views over the Campaspe River Valley. The original 3 bedroom cottage is as sweet as they come with loads of original features and comfortable amenities.

Significant investment has been made in the property's infrastructure meaning the 4.15ha (10.5 acres approx.) is ready for your hobby farm dreams to come alive. It's hard to believe this special offering is also just a 5 minute drive from Kyneton's centre.

Dry-stone walls line the front boundary along with mature cypress trees. Three original brick chimneys in a row are a charming tribute to the home's heritage. As are the vaulted timber ceilings, and warm timber floors found within. The current vendor has honoured the home, installing beautiful period light fittings in each room.

There is a north facing lounge with an ambient woodfire and an eat-in country style kitchen that takes in those dreamt of rural vistas, right now including this year's spring lambs.

A separate studio with a bathroom and sheltered decked area is currently a workshop/creative space. It would also be perfect for guest accommodation, a lucky teen or could perhaps feature on the holiday rental market?

The 12m x 6.5m shed features power, a concrete floor and 6.5kw solar panels on its roof. The adjacent carport is ideal for machinery, a horse float or caravan.

Live the country dream harvesting and cooking with produce from the small orchard and raised veggie beds. The bore guarantees a plentiful water supply for stock and domestic use and there is an established dam in a former anabranch of the Campaspe River.

A wholesome lifestyle awaits you and your loved ones at 33 Bark Lane. And when you seek community spirit, excellent amenities and first-class dining options, Kyneton is ready to deliver in spades.

**** We have obtained all information in this document from sources we believe to be reliable, however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.**