

1754 Ballan-Daylesford Road, Korweinguboorra, VIC, 

3461

House For Sale

Monday, 28 October 2024

1754 Ballan-Daylesford Road, Korweinguboorra, VIC, 3461

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Type: House

Farming Lifestyle with Modern Comforts and Versatile Spaces

Set on approximately 19.3 acres (7.8ha), this charming brick home offers a rare combination of peaceful rural living, privacy, and practicality. Zoned Rural Conservation, the property features spacious interiors, expansive outdoor areas, and the ability to run horses or enjoy the established paddocks with other livestock.

The three-bedroom home is well-maintained, with timber plank flooring, a cozy Ned Kelly fire, and a stunning open fire in the formal lounge. The bright and airy open-plan kitchen, dining, and second living area offers plenty of natural light and views of the surrounding district. The kitchen is a modern, tidy, functional space with laminated benchtops, a 600mm gas cooktop, electric oven, dishwasher, pantry and a second wood combustion fire/oven. Sliding glass doors lead to a private rear patio and fernery, perfect for relaxation or entertaining.

The master bedroom, located at the back of the house, features built-in robes and large windows, with two additional bedrooms also offering built-in robes and ceiling fans. The home is heated by a combination of wood combustion fires, a large open fire, split system cooling, and a heat transfer system for comfort throughout the year.

Outdoors, the property includes two very large farm sheds with power, a three-car carport, a variety of other sheds and a fenced backyard ideal for dogs. The land is a mix of beautiful gardens, paddocks full of dahlias, and two dams, making it perfect for anyone wanting space for animals or to cultivate the land. With a bore that pumps 4000 gallons per hour and three water tanks, the property is well-equipped for all your water needs.

This versatile property has been in one family for 76 years, it offers a serene rural lifestyle with stunning views, yet still provides the practicality of modern living with NBN, a camera security system, and ample shedding for machinery or storage. Don't miss this opportunity to secure a unique home or an investment in one of the most in demand regions in Australia. The area has an abundance of community facilities, bespoke shops, award winning cafes, wineries and spectacular restaurants. Perfect!

An inspection will not disappoint, please contact Gary Cooke on 0409 003 356 or garycooke@jellisraig.com.au or Carole Lenander on 0401 472 346 or carolelenander@jellisraig.com.au

Key Features:

- * 19.3 acres (7.8ha) zoned Rural Conservation with 7 paddocks
- * 3 bedrooms, 1 bathroom, open-plan living and dining, separate formal lounge
- * Ned Kelly fire, open fireplace, heat transfer system, and split system cooling
- * Large sheds with power, high shed for machinery, and a three-car carport
- * Bore (4000 gal/hour), 3 water tanks (5000gal, 4000gal, 3000gal), 2 dams, and a spring
- * Gravel driveway, fenced backyard for dogs
- * Beautiful gardens, private fernery patio, and stunning district views
- * Ideal for running horses, other livestock

Land Size: 19.3 acres (7.8ha) approx.