

32 Station Road, Otford, NSW, 2508

molenaar + mcneice

House For Sale

Tuesday, 12 November 2024

32 Station Road, Otford, NSW, 2508

Bedrooms: 4

Bathrooms: 3

Parkings: 4

Type: House



Matthew Stipcevic
0242848536

The Stables

entertaining | land | views

Inspections by Appointment Only

This beautifully appointed family home provides the unique benefit of additional land for horse grazing and is set in a visually stunning location with quality entertaining features.

what you will love

- > spacious and well-appointed family home with unique lifestyle on offer
- > approximately 6 acres of bushland and cleared land for exclusive usage under permissive occupancy
- > perfect for those seeking land for livestock, particularly horses and ponies
- > enjoys lots of sun and natural light with amazing birdlife on display
- > modern kitchen with quality appliances, caesarstone benches and breakfast bar
- > generous living area flows seamlessly to outdoor entertaining deck with impressive views
- > main bedroom appointed with en suite, spa bath and heated floors
- > second, third and fourth bedrooms all with built in wardrobes and ceiling fans
- > main bathroom with twin showers and basins and heated floor
- > great family entertaining with in-ground swimming pool and barbecue area
- > downstairs rumpus/bar area perfect as a games room or home gym
- > additional home office, under house storage, internal laundry
- > reverse cycle air conditioning and wood fireplace that heats the entire home
- > under floor heating to office and downstairs rumpus/bar
- > separate downstairs lounge room, great as a parents retreat
- > ducted internal vacuum system, roof fire protection sprinkler system
- > 2 x 3m² horse stables with concrete floors and stable doors and light/power
- > easy vehicular access to the horse stables for those owning livestock
- > automatic double garage with extra workshop and toilet/wash basin
- > single car port with 1 ton roof hoist
- > 5 minutes to Stanwell Park beach and short stroll to Otford train station and public school
- > less than 70 mins to Central via Otford train station
- > council = \$2,815 pa, water = \$688 pa, land size = 1,160m² and 6.8 acres of land under permissive occupancy

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