

444 Wargeila Road, Yass, NSW, 2582

WINDROSE

House For Sale

Thursday, 28 November 2024

444 Wargeila Road, Yass, NSW, 2582

Bedrooms: 5

Bathrooms: 2

Parkings: 5

Type: House

Location. Lifestyle. Luxury.

Immerse yourself in the elegance and charm of this expansive 11-acre property, where luxury meets lifestyle in the heart of Yass. This meticulously designed home promises an unrivalled living experience, boasting vast indoor and outdoor living spaces tailored for both relaxation and grand entertaining.

Welcome Home to 444 Wargeila Road, Yass.

From the moment you enter, this five-bedroom, two-and-a-half-bathroom home envelops you in its warmth and sophisticated charm. Each bedroom, complete with built-in robes, offers serene views of the manicured landscape, while the east-west aspect captures stunning sunrises and sunsets, casting soft light across its generous living spaces. The heart of the home is an expansive country kitchen, featuring a Smeg 900mm freestanding cooker and dishwasher, that seamlessly connects to multiple living areas. Whether you're hosting a formal dinner in the dining room or enjoying a casual meal in the family area, the layout is perfect for any occasion.

Outdoor living is luxury redefined with an extensive pergola featuring an insulated roof, a full outdoor kitchen with a commercial woodfire pizza oven, BBQ, 4-burner hotplate, and a sink. The built-in TV wall and speaker system create an entertainer's paradise, complemented by a grand inground swimming pool and separate fire pit area-ideal for year-round enjoyment.

Additional luxury features include a 10kW solar system, a 90,000-liter in-ground concrete water tank, and a sophisticated irrigation system that supports a 600sqm covered orchard and manicured gardens. The bitumen-sealed driveway and circular drive to the garages enhance accessibility and luxury living.

At a Glance:

- ☑ 4.6890Ha (11.58 acres) perfectly manicured block
- ☑ 293sqm internal living
- ☑ Segregated master suite with ensuite and walk-in-robe
- ☑ Four additional bedrooms at opposite end of house, all with built-in-robes
- ☑ Large main bathroom plus additional powder room
- ☑ Multiple living spaces including open plan family/diving/games space, rumpus room and separate living
- ☑ Freestanding wood fire and two split-system reverse-cycle air condition units
- ☑ Luxury outdoor entertaining area with insulated roof, full outdoor kitchen with commercial woodfire pizza oven, BBQ, 4-burner hotplate and hot/cold sink, plus built in tv wall and outdoor speaker system
- ☑ Inground swimming pool and separate fire pit area
- ☑ Sustainable living with a 10kW solar system and extensive 90,000L water tank
- ☑ Fully equipped 600sqm covered orchard with a variety of fruit trees
- ☑ Bitumen sealed driveway and circle drive to garages
- ☑ Large dam irrigates driveway with a separate line over to the rear garden goes to and orchard
- ☑ Multiple sheds, including two and three-car sheds at house and addition storage shed on block

Location Highlights:

- ☑ Situated in the peaceful community of Yass, in a highly sought-after pocket
- ☑ 8-minute drive to Yass main street and amenities including, Woolworths, Aldi, Kmart and butcher, plus multiple medical centres, hairdressers, cafes, restaurants and pubs.
- ☑ Close proximity to multiple schools, childcare centres and recreational facilities
- ☑ 39-minutes to ACT border and 1-hour to Goulburn.

This home isn't just a place to live-it's a lifestyle, promising privacy, luxury, and a connection with nature, all within a friendly and welcoming community.

Make 444 Wargeila Road your forever home and start creating memories that will last a lifetime.