

**867 Burragate Road, Wyndham, NSW, 2550**

DWYER  
PROPERTIES

**House For Sale**

Wednesday, 25 December 2024

867 Burragate Road, Wyndham, NSW, 2550

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Type: House**



Madison DixonKeay

## **Secluded Paradise with Off-Grid Sustainable Living!**

EOI closing 5pm Monday 3rd of February the property can sell any time prior, all offers will be presented. Must be Sold!

Nestled on a sprawling 56-acre property, this exceptional home seamlessly blends rustic charm with modern, sustainable living. Conveniently located just 5 minutes from Wyndham village, with its school and general store/cafe, and 24 minutes from Pambula township, offering cafes, a pub, and eco-friendly supplies, this property is a hidden gem.

Designed for comfort and space, the home features two bedrooms downstairs and one bedroom upstairs. The main bathroom boasts a double stone vanity, state-of-the-art shelving, and a luxurious free-standing bathtub-perfect for unwinding after a long day. The open-plan living and dining area is enhanced by high ceilings, intricate stonework, and a beautiful fireplace. Not only does the fireplace provide efficient warmth, but its integrated hot water jacket complements the home's gas and solar-boosted systems, ensuring ample hot water year-round. The kitchen is equally impressive, with a modern gas stove and oven, dishwasher, and generous storage/preparation space, ideal for crafting meals from produce grown on the property.

What sets this home apart is its thoughtful design and unique construction. North-facing to maximize natural light and energy efficiency, it has been crafted from materials sourced directly from the land, including logs, timber, and stone. Recycled elements, such as lead-light windows from the original Seahorse Inn (Eden) and cladding made from cheese boxes from Kameruka and Bega Cheese, infuse the home with history and character. A standout feature is the stunning stone wall, crafted from creek-sourced stones, which is sure to captivate any guest. Sustainability is at the heart of this property, with a robust solar setup, BYD lithium battery storage, and a backup diesel generator. Water is plentiful, with two dams, a gravity-fed tank, and a creek running through the property, supporting both household use and irrigation. Enjoy a refreshing dip in one of the creek's natural swimming holes or nurture the fully enclosed vegetable garden and glasshouse, complete with an efficient irrigation system.

The 6x12m shed provides storage for machines, equipment and materials. Additional eco-friendly features include two composting toilets, a greywater system, and a high-tech bushfire sprinkler system. Stay connected with Starlink internet, making this off-grid sanctuary the perfect blend of modern convenience and environmental responsibility.

Contact Hayden Now and Escape to this paradise!