

**222 Red Root Rd, Pillar Valley, NSW, 2462**



**Rural For Sale**

Saturday, 11 January 2025

222 Red Root Rd, Pillar Valley, NSW, 2462

**Bedrooms: 2**

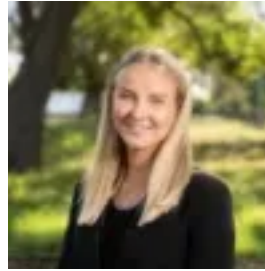
**Bathrooms: 1**

**Parkings: 3**

**Type: Rural**



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## COASTAL BUSHLAND OFFERING IN TIGHTLY HELD PILLAR VALLEY

\*Building & Pest Inspection Reports Available Upon Request\*

Discover a unique rural opportunity on this expansive 128-acre property in the tranquil Pillar Valley. With ample water resources and stand-alone solar systems, this property is perfectly equipped for sustainable living. A property of this class will certainly appeal to a wide range of the market, from wildlife enthusiasts to those looking for a simple off grid modern lifestyle. Demand for properties of this type clearly outweighs supply. Purchasers in a position to go to contract are urged to book an inspection as soon as possible.

Enjoy modern living in this newly constructed residence featuring 2 bedrooms and 1 bathroom. The master suite boasts a walk-in robe and direct access to the toilet, while the second bedroom includes built-in storage. A study offers potential as a third bedroom should the new owner require. The spacious open plan kitchen, dining, and living area is designed for comfort, complete with air conditioning and large windows that invite natural light and breathtaking views. A glass sliding door opens onto a generous undercover deck, offering stunning views of the large dam and surrounding gardens, an ideal setting for entertaining guests. Please refer to the floor plan provided for an understanding of the layout.

The home is powered by a stand-alone off-grid solar power system, complemented by a hot water heat pump and a generator. Ample storage is available under the house, while the property features additional sheds equipped with solar power, a basic kitchen, bathroom facilities, and workspace. The additional shedding previously served as a residence for the former owners of the property, and offer a range of uses such as storage, guest accommodation and much more.

This property is a haven for outdoor enthusiasts. Enjoy swimming in the largest dam and take advantage of the abundant water supply. The property is perfect for trail biking, mountain biking, horse riding, and hiking, with direct access to the Candole State Forest and Yuraygir National Park. A dedicated 4WD track leads to Coastal Range Road, just under 3km from the house, facilitating easy access to coastal adventures. The clear area surrounding the sheds is perfect for camping, offering a unique opportunity for eco-tourism. The home itself is positioned just 10km from the coast, giving perspective on just how close to the beach you are here.

Nestled in a peaceful part of Pillar Valley, this property is just a 15-minute drive from the village of Tucabia, which features a general store, petrol station, post office, and schools. The stunning beaches of Yamba are a mere 40 minutes away, while Grafton is only 35 minutes from your doorstep.

Notable features include:

- Approximately 128 acres
- Newly built 2-bedroom, 1-bathroom main dwelling
- Secondary dwelling with a 3-bay carport
- Stand-alone off grid solar system
- 5 x water tanks in total
- Multiple dams and swimming holes
- Multiple adventurous trails
- Internet and mobile phone coverage

This property presents a rare opportunity to embrace a peaceful rural lifestyle while indulging in outdoor adventures. Don't miss your chance to own this remarkable piece of land that combines comfort, convenience, and natural beauty. Contact The Jake Kroehnert Team from Ray White TKG on 0422 260 192 to declare your interest and to book your inspection.

Disclaimer: All information disclosed herein has been provided from sources we believe to be reliable however we cannot guarantee its accuracy. It is respectfully advised that interested parties carry out their own due diligence.