

Sold



282 Gidleigh Lane, Bungendore



### Private Bushland Oasis

Nestled among 5.4 hectares of attractive snow gum bushland this beautiful two-story brick cottage is quaint and cosy. Established flower gardens and fruit trees surround the cottage, the perfect space to grow vegetables or sit and enjoy the peace. Through the garden gates is open bushland, and a paddock for horses or maybe some alpaca. Take a walk over the gentle undulating land to discover wonderful bushland pockets full of wildflowers in spring and visited by gentle wallabies, echidnas and birds. This is a special place and only 5 km to Bungendore.

The boundary fencing is all intact and there is also internal fencing for one paddock previously used for horses. The 20 x 8 meter shed has a horse stable with dual doorway, so the stable could be divided if preferred. There is a 4-meter carport cover over the stable doors perfect to create your yarding preferences. The shed is open to 3 bays and a single lock up garage.

The residence has 2 bedrooms on the ground floor. The upper floor is a light filled open space currently used as a guest room and craft/rumpus room which could be divided into two extra bedrooms. The living area flows directly to the gardens and sun filled covered alfresco area. This area is wonderful I sat here talking with the vendors about the upcoming sale and it was warm, protected, quiet and the sun was perfectly positioned to ensure comfort for the morning coffee or place to set up the laptop if working from home.

The bathroom is recently renovated as is the kitchen. Both spaces are well organised with good storage and generous in size. The kitchen is on the north-eastern side of the home so captures the morning sun and has good windows to frame garden views.

Other features include.

\*Bore – pumps to 22.000 litre header tank and reticulates water to the garden, shed

3 bedrooms 1 bathroom 5 parking spaces 5.40 ha

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	893
<b>Land Area</b>	5.40 ha

#### Agent Details

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and paddock areas with two stock troughs. Fire pump attached.

\*House water supplied by two Concrete Rainwater tanks, plus Tankmaster 22,800 litre tank from shed. All tanks connected by piping and stock cocks for rerticulation.

\*Solar panels \_ Estimated 7 KW

\*Mains Elect.

This property is located close to Bungendore on a private and peaceful bushland block with a good home to move straight in to or design and extension as its perfectly positioned to capitalise your investment with development.

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