



3568 Wallanbah Road, Dyers Crossing FOR SALE



The Ultimate Small-Acreage Lifestyle Property

This property spans 33 acres and includes a modern single-story home with six paddocks, ample water supply, shedding and is conveniently located on a tar road with access to town water. It is approximately 5 minutes off the Pacific Highway and only 25 minutes away from the beaches. Moreover, it offers an easy 3 ½ hour drive to Sydney.

The house is equipped with solar panels, providing a sustainable and cost-efficient energy solution.

The kitchen and living areas feature durable tile flooring, while the bedrooms are carpeted, creating a stylish and functional interior design.

The four spacious bedrooms all come with ceiling fans for comfort and functionality. Additionally, three bedrooms have built-in storage, and the master bedroom includes an ensuite for added luxury. There is also a second living area, which can be used as a media room for leisure and entertainment.

The property also features a modern 4-way central bathroom with a spacious double walk-in shower, dual vanity, floor-to-ceiling tiles, and a separate toilet for convenience.

The rear outdoor relaxation and entertainment area offers stunning views of the skyline and overlooks the well-established, low-maintenance garden.

Outdoors, the property features fenced fencing, 3 good-sized dams, native gardens, veggie patch, and a pump from the spring-fed dam for watering. Furthermore, there is ample space for storage, including a 3-bay shed, a double separate garage, a workshop with a high roller door for a caravan, and additional carport spaces for a boat, trailer, tractors, and mowers.

This property is located in a sought-after area and provides everything you need for a dream rural lifestyle. For more information, feel free to call today.

Disclaimer: All information contained herein is obtained from property owners or third-party sources which we believe are reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. All interested person/s should rely on their own enquiries.



Melissa Mendham

Principal – Melissa Mendham Property

M: 0413 408 184

E: melissa.mendham@smileelite.com

Features

Solar Panels
Water Tank
2 Toilets
Built-In Robes
Dishwasher
1 Ensuite
2 Living Areas
Open Fireplace
Study
Fully Fenced
Outside Entertaining Area
Patio
Secure Parking
Shed
Fencing: Dog proof
Split System Heating

Land size

33.00 Ac

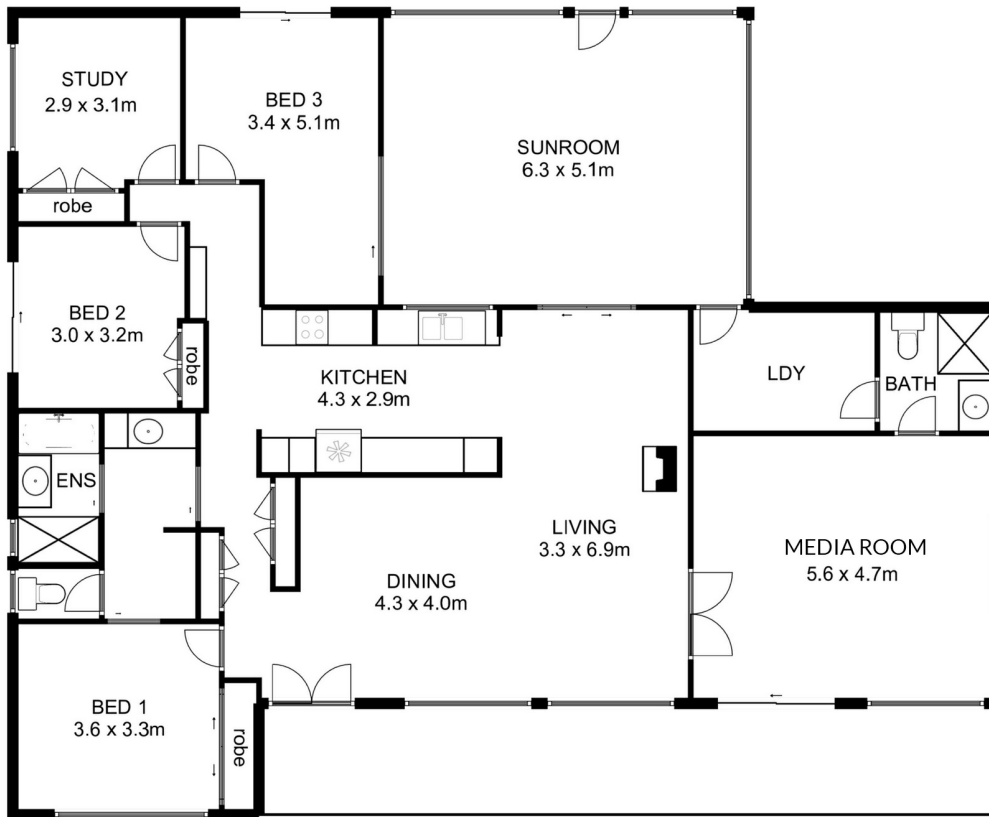


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Scale in metres. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.