



111 Bunning Creek Road, YARRAMALONG, NSW 2259

Tallara Farm – Scenic, Serene & Beautifully Positioned

Set in one of the Yarramalong Valley's most picturesque pockets, Tallara Farm is a breathtaking 7-acre lifestyle property offering space, privacy and a superb outlook across Bunning Creek. With lush grazing paddocks, a beautifully maintained family home and outstanding infrastructure, this is country living done right.

Approximately 4.5 acres of flat, clear pasture provide ideal grazing for horses or cattle, while the home enjoys an elevated, level homesite overlooking landscaped grounds and a stunning ornamental pond framed by established exotic trees.

The Home

Completed in 2000 and immaculately cared for, this substantial four-bedroom brick and tile residence is designed for comfort, space and easy family living.

- Large master suite with walk-in robe and ensuite
- Generous bedrooms throughout
- Multiple living areas offering flexibility for families

TYPE: For Sale

INTERNET ID: 130P0120

SALE DETAILS

Contact Agent

CONTACT DETAILS

Elders Real Estate Coast and Country

133 Yarramalong Road
Wyong Creek, NSW
0417 400 556

Shaun Coffey
0417 400 556

- High ceilings and wide hallways creating a wonderful sense of space
- Quality kitchen and bathrooms
- Timber flooring throughout living areas
- Recently fully repainted
- Double roof insulation and full external wall insulation
- Air conditioning, large slow combustion fireplace plus gas heating

Seamless indoor–outdoor flow leads to vast covered and paved entertaining areas, perfect for gatherings, overlooking the manicured lawns and tranquil gardens

Parking & Infrastructure

- Double lock-up garage under roofline
- Additional fully covered parking for 2–3 vehicles
- Extensive level paved areas for extra parking
- Tractor shed with adjoining workshop
- Solid post-and-rail entrance fencing and gateway
- Tree-lined driveway crossing a 24-tonne capacity concrete bridge

Water & Services

A major asset of the property is its water security:

- Permanent creek feeding a pressurised reticulation system servicing the property for stock and irrigation
- 50,000L rainwater tank storage for domestic use
- 3-phase power connected
- Automatic generator system installed for backup supply

Land & Lifestyle

- Timber post and wire fencing
- Multiple paddocks suitable for horses or cattle
- RU1 Primary Production zoning

All this, just one minute from Yarramalong Road, offering peace and privacy without isolation:

- 5 minutes to local cafe & restaurant
- 10 minutes to Kulnura general store, post office and service station
- Approx. 25 minutes to Wyong Central and Tuggerah Westfield
- About 1 hour to Wahroonga or Newcastle

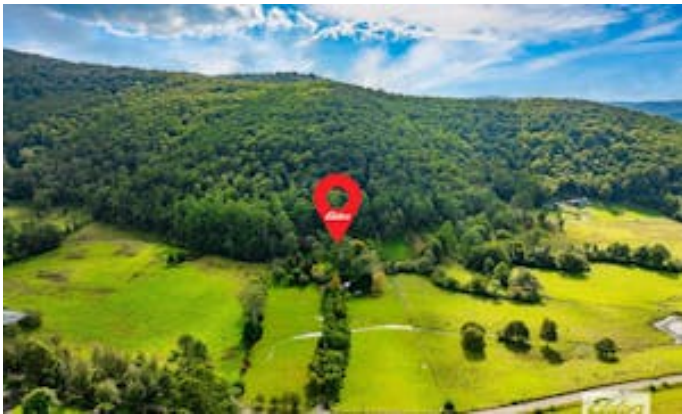
Tallara Farm delivers the perfect blend of scenic beauty, practical infrastructure and a warm, comfortable family home - a true Yarramalong Valley lifestyle opportunity.

Arrange your inspection today! Call Shaun Coffey on 0417 400 556 or Tyler Doggett on 0410 022 758.

DISCLAIMER: This advertisement contains information provided by third parties. While all care is taken to ensure otherwise Elders Coast and Country, does not make any representation as to the accuracy of any of the information contained in the advertisement, does not accept any responsibility or liability and recommends that any client make their own investigations and enquiries. All images are indicative of the property only.

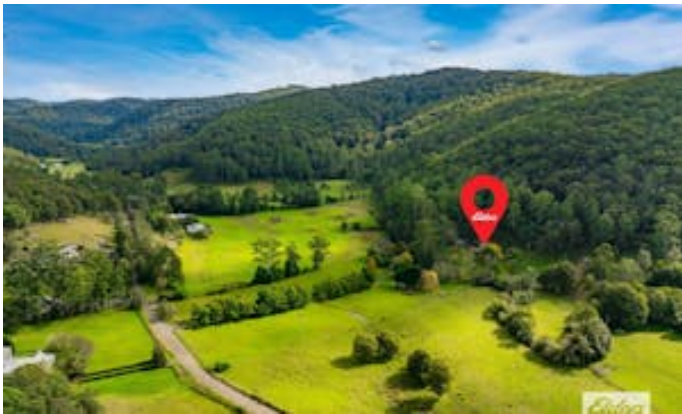
Other features: 3 Phase Power, Combustion Wood Heater

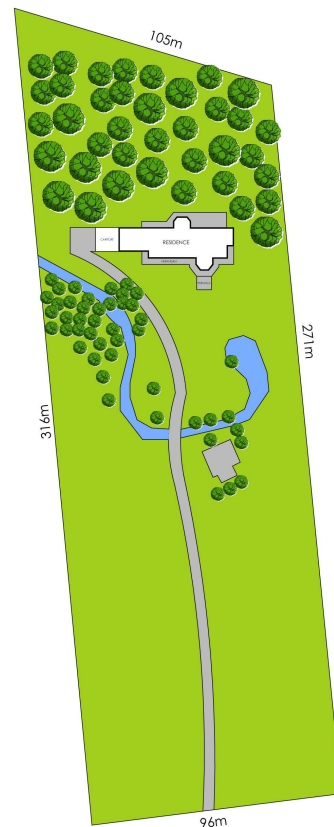
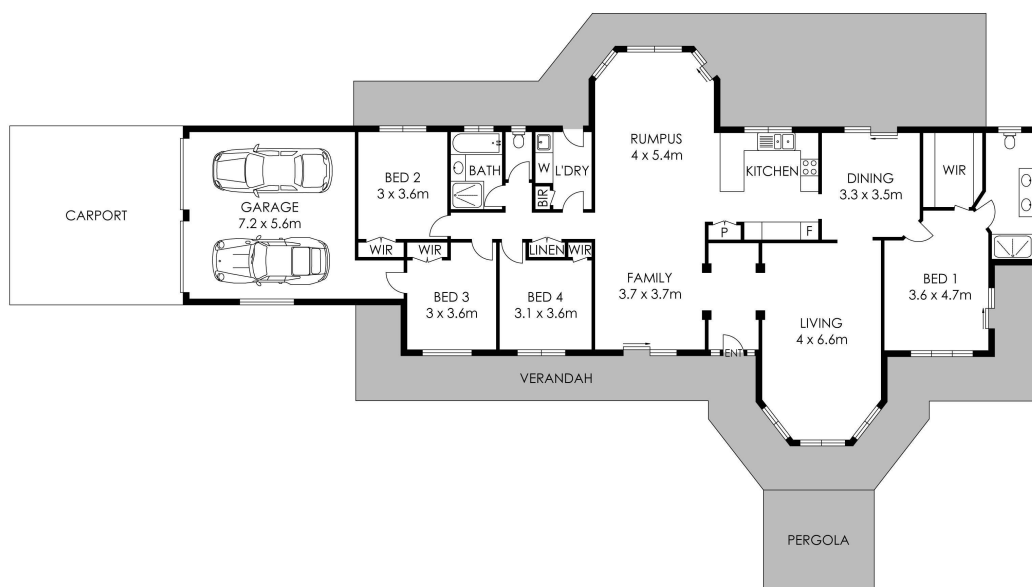
- Land Area 2.83 hectares
- Building Area: 230.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 4











111 BUNNING CREEK RD, YARRAMALONG

Scale in Metres 0 1 2 3 4 5

4 Beds 2 Baths 2 Cars

All dimensions herein are approximate and gathered from sources believed to be reliable. Whilst every effort is made for the accuracy of our floor plans, interested parties should rely on their own enquiries.

Internal Area: 230m²
External Area: 148m²

