



4 Speers Lane, DEDERANG, VIC 3691

Rolling Hills, French Doors & Country Charm - A Peaceful Dederang Escape on 3.7 Acres

Set against a breathtaking backdrop of rolling hills and sweeping countryside views, this charming 3.7-acre lifestyle property offers the perfect blend of rural serenity, character-filled living, and flexible lifestyle appeal. Currently operating as a successful Airbnb, the home presents a wonderful opportunity for those seeking a peaceful retreat, weekend escape, or a permanent tree-change in the beautiful Kiewa Valley.

A welcoming front verandah sets the tone, inviting you to slow down and soak in the surrounding landscape before stepping inside, where classic French doors feature throughout the home, enhancing both charm and natural light.

The cosy lounge room retains its original character with a slow combustion fireplace - the perfect place to unwind during the cooler months - while split system heating and cooling ensures year-round comfort. At the heart of the home, the central updated kitchen is both practical and inviting, complete with dishwasher and generous workspace for everyday living or hosting guests.

Accommodation includes three well-sized bedrooms, each accessed via elegant French doors, with the master featuring built-in robes. Panel heating to the bedrooms adds additional comfort, while the home also offers a large functional laundry, full bathroom,

TYPE: For Sale

INTERNET ID: 21P9920

SALE DETAILS

\$795,000

CONTACT DETAILS

Albury

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separate toilet, and the added benefit of a new hot water system.

Outside, the property truly shines. A substantial powered shed with concrete flooring and three roller-door access provides exceptional versatility for storage, workshop space, or hobby use. The land itself is rich with natural features, including an impressive 18-foot deep dam, a natural spring, two wells, and a seasonal creek - creating a picturesque and self-sufficient rural environment.

Located in the tightly held and highly regarded township of Dederang, this property offers the charm of true country living while remaining connected to a welcoming community. Known for its scenic beauty, relaxed lifestyle, and close proximity to the Kiewa Valley's outdoor attractions, Dederang is loved for its peaceful atmosphere, local events, and easy access to Falls Creek, Yackandandah, Mount Beauty, and Albury-Wodonga.

Whether you're seeking a lifestyle change, an income-producing Airbnb opportunity, or simply a place to enjoy space, views, and fresh country air - this is a property that invites you to slow down and stay awhile.

Please Phone for Private Inspection.

<https://www.consumer.vic.gov.au/duediligencechecklist>

- Land Area 3.7 acres
- Bedrooms: 3
- Bathrooms: 1











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Interested parties are to do their due diligence
to verify any information provided in this plan.