



## 105 Graves Road, MANSFIELD, VIC 3722

### Where Country Living Feels Effortless

Set across 10 acres of gently rolling countryside, this solid brick residence delivers space, privacy, and a true sense of calm. Built in 1977 by a trusted local builder, the home offers four well-proportioned bedrooms and two bathrooms, providing a comfortable foundation for family life or a relaxed rural escape.

Mature gardens surround the home, creating a peaceful, established setting, while Fords Creek traces the rear boundary, bringing a natural sense of serenity to the landscape. Practical features including a bore and shed support everyday country living, while the expansive skies and quiet environment make it easy to slow down and feel at home.

#### Property highlights:

- Private and tranquil 10-acre holding
- Established gardens with a timeless feel
- Bore water supply and functional shed
- Spacious home with opportunity to update and personalise

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** For Sale

**INTERNET ID:** 300P191545

#### SALE DETAILS

**\$1,290,000**

#### CONTACT DETAILS

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**Catherine Pigdon**  
0419 001 528

- Lovely rural outlook
- Convenient location just 6 minutes from Mansfield

With sealed road access and town amenities close by, this property offers the ideal blend of rural freedom and everyday convenience. A place to unwind, grow, and enjoy the best of country living.

- Land Area 10 acres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2
- 3 car garage
- Double carport

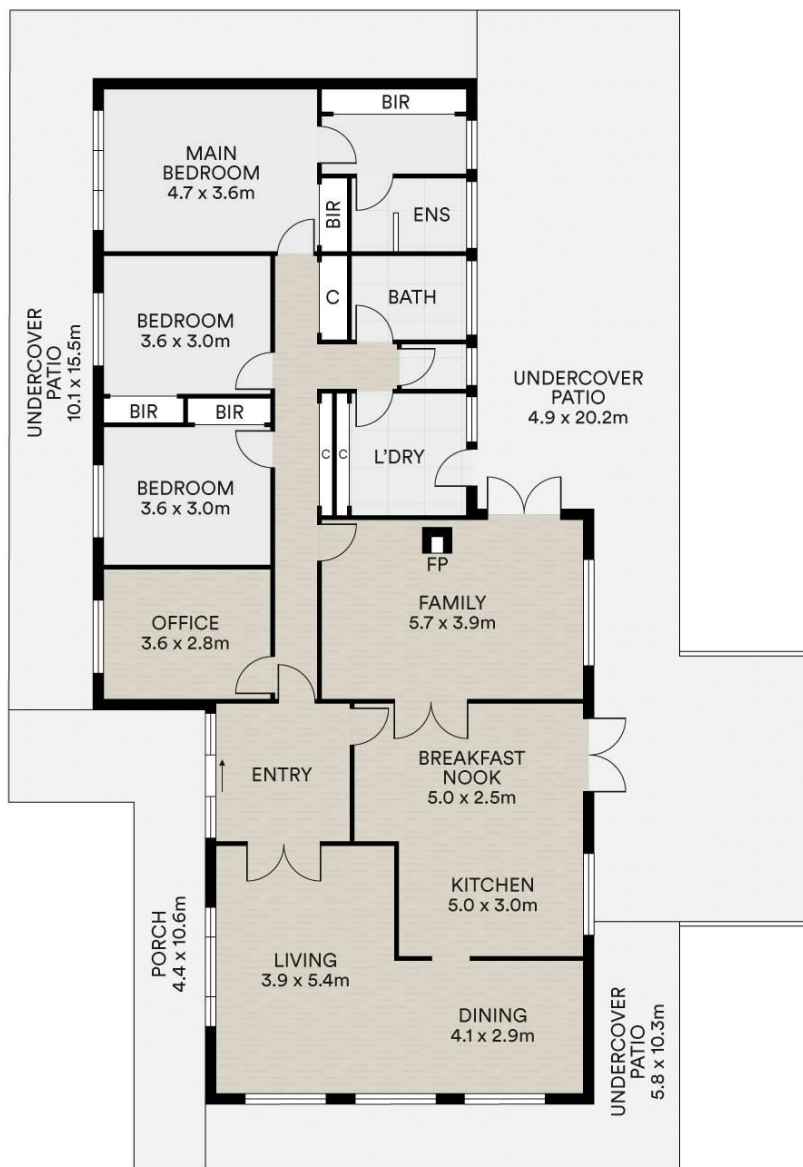












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