



7438 Mansfield-Woods Point Road, GAFFNEYS CREEK, VIC 3723

Rustic Charm & Valley Views

Discover the peaceful charm of this delightful cottage, where you can unwind to the gentle sounds of the creek and birdsong drifting through the trees. Set on approximately 1,000m², this inviting retreat is nestled in nature, overlooking the tranquil valley and Raspberry Creek.

Enjoy long, sun-filled afternoons on the spacious deck with a cup of tea or a glass of wine, taking in the sweeping bush views. Inside, polished timber floors and exposed beams create a warm, welcoming ambience that celebrates the home's rich heritage.

As the seasons change, so does the experience. Cooler evenings are perfect for gathering around the firepit, sharing stories and toasting marshmallows beneath the stars. In summer, the outdoor kitchen sets the scene for relaxed BBQs with family and friends, surrounded by the sights and sounds of the bush.

There's also the opportunity to expand your sanctuary, with an additional 1,000m² available via adverse possession. All documentation has been prepared for transfer, offering the potential to increase your landholding to approximately half an acre.

TYPE: For Sale

INTERNET ID: 300P192089

SALE DETAILS

\$380,000

CONTACT DETAILS

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Catherine Pigdon
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Why you'll love it:

- Timber-lined interiors with exposed beams
- Open-plan living, dining, and meals area
- Kitchen with gas cooking and dishwasher
- Comfortable lounge with wood heater and ceiling fan
- Two light-filled bedrooms
- Updated bathroom with separate toilet
- Versatile shed with water, power, and fireplace
- Expansive deck overlooking the bushland
- Landscaped garden with rock retaining walls
- Rainwater storage tank
- Connected to mains power
- Option to purchase an additional 1,000m² on Gaffneys Creek via adverse possession

Leave the hustle behind and embrace a new lifestyle in this enchanting bush haven, where history, comfort, and nature blend beautifully.

- Land Area 1,000.00 square metre
- Bedrooms: 2
- Bathrooms: 1
- Double garage





