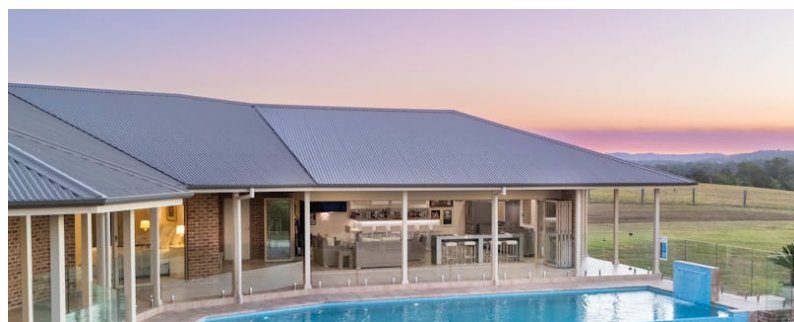




211 Marchfield Road, WINGHAM, NSW 2429

THE PERFECT BLEND OF LUXURY, LIFESTYLE AND LOCATION

Discover an extraordinary rural lifestyle in the pristine Manning Valley, on the Mid North Coast, just 3.5 hours from Sydney's northern suburbs and a short 30 minute drive to the coast. This exceptional 28 acre property offers serenity, space and unrivalled quality located in a rural cul-de- sac.

Make no mistake; this is a rare opportunity to secure a high-grade slice of real estate where premium craftsmanship and breathtaking natural beauty come together to offer a lifestyle that most can only dream of in their lifetime.

This incredible residence spans over 620 square metres and is a master class in luxurious and expansive rural living, refined d  cor and designed for seamless indoor and outdoor enjoyment.

The acreage enjoys frontage to the crystal clear Dingo Creek inviting you to enjoy swimming, fishing, kayaking and peaceful afternoons besides flowing water.

The Residence

TYPE: For Sale

INTERNET ID: 93P2322

SALE DETAILS

PRICE GUIDE
\$2,750,000

CONTACT DETAILS

Troy Loretan
0400 530 269

Four massive bedrooms, all with fitted robes and ducted air con. Master suite includes a luxurious ensuite and walk-in robes.

Formal and casual dining areas to suit every occasion.

Premium grade designer kitchen with Miele appliances and European quality refrigeration.

Casual and formal living rooms offering generous space and comfort.

Large slow combustion wood fire.

Home office, storage room, large art and craft room as well as a well-appointed laundry with fitted cabinetry.

Two independent ducted air conditioning systems ensure year-round comfort throughout the entire home and entertaining area.

2 x LPG gas storage locations for all water heating and cooking purposes.

Expansive covered patios allowing for year-round outdoor living space.

Ducted vacuum system throughout.

Resort-Style Entertainment Pavilion

Award winning in-ground infinity edge pool with water feature and sweeping views across the property to distant mountains.

Built-in bar, top of the line commercial grade BBQ and range hood, refrigeration and storage.

Massive glass stacker doors allow this space to encompass the pool area for true indoor##outdoor living.

Shower and toilet facilities for guests.

Slow combustion wood fire.

Ducted air conditioning.

Perfect for hosting family gatherings, celebrations and/or owners relaxation.

Vehicle Storage And Infrastructure

Impressive three-car garage at the main residence ## all doors are auto lift.

Sealed garage floor provides a premium feel.

Four-bay shed; 3 enclosed and 4th for large caravan storage.

Bathroom and laundry facilities.

Massive commercial grade 18 kilowatt solar system with 44 solar panels.

Significant water storage consisting of 2 x 110,000 litre tanks positioned

behind the shedding.

Automatic security gate at property entrance.

Acreage

28 Acres in total, fenced in to four internal paddocks ideal for all manner of livestock.

2 Dams and stock water trough.

Miles of level space to create a horse arena, stables, etc.

Dingo Creek frontage, offering excellent access for all types of enjoyment.

Location

Situated not more than 5 minutes from the bustling historic and heritage listed

country township of Wingham where cafes, shopping, medical services, schooling, entertainment and public transport is all at hand.

20 minutes from the regional centre of Taree.

3.5 hours from Sydney.

Daily public transport from Wingham and daily flights from Taree to Sydney.

A little over an hour to Port Macquarie.

Annual average rainfall of 1400mm.

This remarkable property presents an unmatched opportunity to secure a luxurious rural estate in one of the Manning Valley's most beautiful locations. With elite design, premium finishes and a lifestyle not often seen in the local area, this is truly an escape without compromise.

Call: Troy Loretan on 0400 530269 today to experience the pinnacle of rural luxury.

*Information contained on any marketing material, website or other portal should not be relied upon. You should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property.

Other features: 3 Phase Power, Area Views, Car Parking - Surface, Carpeted, Close to Schools, Close to Shops

- Land Area 28 acres
- Building Area: 620.00 square metres
- Bedrooms: 4
- Bathrooms: 4
- 6 car garage
- Single carport
- Ensuite

