



79 Bloom Hill Road, O'CONNELL, NSW 2795

"Ravenna"

7.99 hectares, 19.74 acres

"Ravenna" comprises 19.74* acres with breathtaking dress-circle views across the O'Connell Valley and surrounding ranges. Featuring a thoughtfully renovated home and excellent improvements, the property offers the ideal blend of privacy, sustainability and rural lifestyle living. Conveniently located 28km from Oberon, 26km from Bathurst and approximately 185*km from the Sydney CBD.

- 19.74* acres of gently north-sloping land capturing sweeping views across the O'Connell Valley.
- Beautifully renovated solar passive rendered brick home positioned at the end of a tree-lined driveway.
- Three bedrooms and two bathrooms including a master suite with walk-in robe and ensuite featuring a freestanding bathtub with valley views.
- Light filled open-plan kitchen, dining and living area with floor-to-ceiling north facing windows capturing winter sun and spectacular outlooks.

TYPE: Auction

INTERNET ID: L39838425

AUCTION DETAILS

10:30am, Thursday April 23rd, 2026

CONTACT DETAILS

Elders Emms Mooney
152 William Street
Bathurst, NSW
02 6331 0744

Sam D'Arcy
0401612996

- Well appointed kitchen with induction cooktop, double oven, travertine tiles, timber benchtops and butler's pantry with mudroom access to the deck.
- Spacious north facing entertaining deck providing seamless indoor-outdoor living and the perfect setting to relax and take in the surrounding landscape.
- Comfort year round with solar passive design, wood combustion heating and reverse cycle air-conditioning.
- Additional tiny home offering guest accommodation or an ideal studio space.
- 13.2 kw solar with 24.18 kw battery storage
- Extensive shedding including an 18m* x 9m* shed housing an inground swimming pool
- 12m* x 7m* workshop and carport, and a 20m* x 10m* machinery shed with concrete floor and power connected
- Suitable for small scale livestock production with several paddocks and sheep yards with loading ramp.
- Excellent rainwater storage - main tank 94,300L*, 7,300L* feeder tank, 23,500L* house tank, 23,400L* pool tank, 3,000L* tank for vegetable garden and 3,000L* tank for garden.
- Established and thoughtfully designed garden featuring conifer shelter belts, formal circle garden and mature deciduous trees including maples, birches and oaks.
- Productive vegetable garden with raised beds and potting shed
- Enclosed chicken run and established orchard with mature fruit trees.
- Close proximity to local attractions including Mayfield Garden, the historic villages of O'Connell and Tarana, renowned trout streams, as well as iconic destinations such as Jenolan Caves and Kanangra Walls.

From the moment you arrive at "Ravenna", the sense of peace, privacy and natural beauty. With a beautifully renovated home, established garden and excellent lifestyle infrastructure, the property offers the perfect country retreat within close reach of regional centres. Properties of this calibre in the O'Connell Valley are tightly held and rarely offered to the market.

Inspection is highly recommended.

Disclaimer: The information provided in this advertisement is deemed reliable but not guaranteed. Prospective buyers are advised to conduct their own inspections and due diligence.

- Land Area 7.988495 hectares
- Bedrooms: 3
- Bathrooms: 2

HOMESTEAD

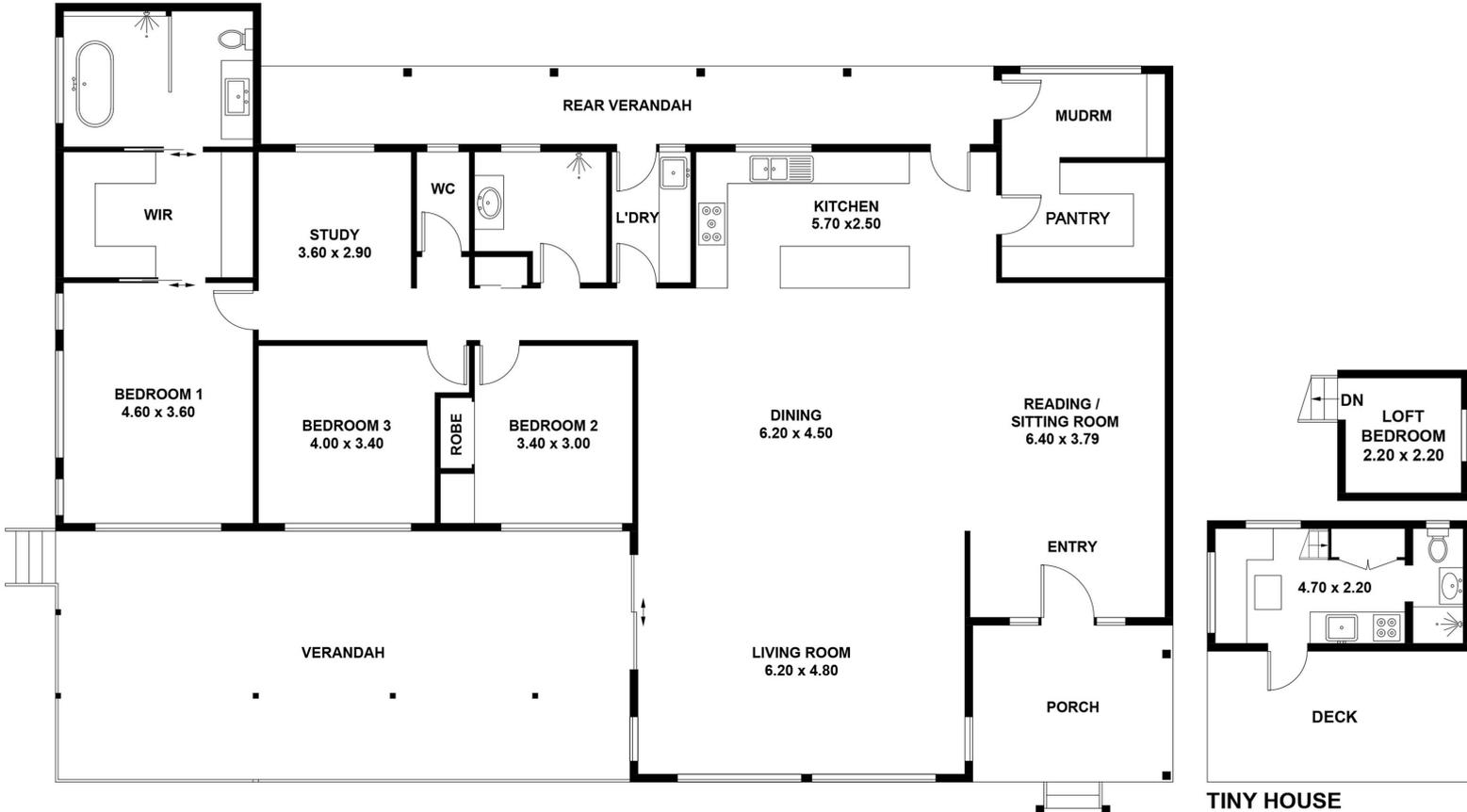
| | |
|-----------|---|
| Bedrooms | 3 |
| Bathrooms | 2 |











RAVENNA
 79 BLOOM HILL RD, OCONNELL
 APPROXIMATE GROSS INTERNAL AREA = 199.4 SQ M
 TINY HOUSE = 15.3 SQ M

TINY HOUSE
 (NOT SHOWN IN ACTUAL
 LOCATION / ORIENTATION)



This plan is for layout guidance only. Not drawn to scale unless stated.
 Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan,
 please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.