



1289 Carlwood Road, O'CONNELL, NSW 2795

"Fairview Park" - The Complete Package

12.67 hectares, 31.30 acres

This stunning lifestyle property is conveniently located at sought after O'Connell in the central tablelands region, just 28*km from Bathurst, 26*km from Oberon and 186*km from Sydney. Set on 31.3*acres with breathtaking 270-degree views, this property represents an opportunity not to be missed.

- Situated high on the block up a tree lined drive is this north facing five-bedroom, two-bathroom brick homestead.
- The main living area is a large seamlessly flowing kitchen, dining and living area. A combustion wood heater and reverse cycle air conditioning keep the climate comfortable in all seasons.
- The main bedroom enjoys beautiful views from the large windows and features an ensuite bathroom and a walk-in robe.
- Throw open the sliding doors in the living area to connect the indoors with an outdoor paved alfresco - perfect for watching the sun go down while enjoying a drink or evening meal with friends and family.

TYPE: Auction

INTERNET ID: L40192437

AUCTION DETAILS

10:30am, Friday May 8th, 2026

CONTACT DETAILS

Elders Emms Mooney
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Bathurst, NSW
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- Outdoor living is a priority with a large, fenced area, perfect for the kids play equipment. This area includes an outdoor fire pit - enjoy drinks under the stars on cooler nights.
- Approximately 31 acres divided into three main paddocks, perfect for a couple of horses for the kids or a small herd of cattle or sheep.
- Water is provided by a large concrete rainwater tank, harvesting from the home roof. Further storage in the form of a 23,000*litre poly tank catching water from the machinery shed roof.
- A dam services the paddocks for stock water and garden water.
- Double lock up garage attached with lockable roller doors and internal access to the home.
- A 16*m x 8*m machinery shed with skillions on either side, concrete floor, power and lighting is conveniently divided into two spaces, both with lockable roller doors. One could be utilized as a workshop while the other houses the farm toys.
- The home is surrounded by a well-designed, easy care garden including roses, maples assorted native and exotic trees, and several conifer screens provide privacy and protection from any strong seasonal winds.
- Just a stone's throw from the historic village of O'Connell with its primary school, iconic hotel and caf  .
- The school bus pick up point (servicing Bathurst and Oberon) is close by at the end of Carlwood Road
- This beautiful district offers much to explore - try your luck wetting a line in The Fish River or Lake Oberon, visit Mayfield Garden, meander historic O'Connell or Tarana villages, or venture further afield to Jenolan Caves or Kanangra Walls

The perfect small farm for those seeking their country forever home, or the perfect lock up and leave property. All you could hope for in a lifestyle property offering an enjoyable way of life nestled in a picturesque setting within easy reach of Bathurst and Oberon. We thoroughly recommend you take advantage of this great opportunity to secure such a rare property.

Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy; however, we cannot guarantee it.

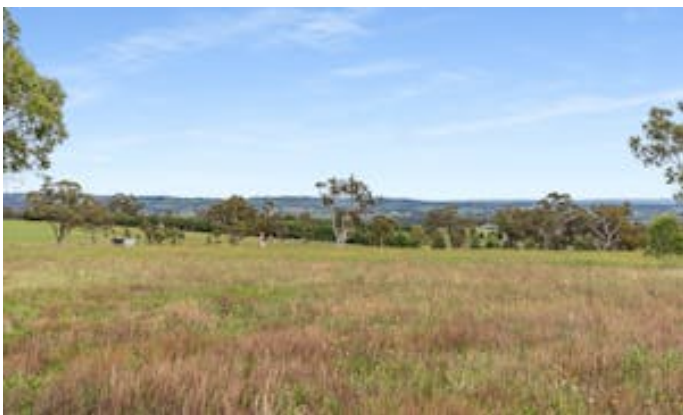
- Land Area 12.666661 hectares
- Bedrooms: 5
- Bathrooms: 2

HOMESTEAD

Bedrooms	5
Bathrooms	2









1289 CARLWOOD ROAD, OCONNELL
 APPROXIMATE GROSS INTERNAL AREA = 266.7 SQ M
 (INCLUDING GARAGE)



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.