



470 Ford Rd, Lemnos



ACERAGE LIVING AT ITS ABSOLUTE FINEST

Perfectly positioned close to town sits this spectacular property on 16.91 ha (approx. 41.78 acres).

The many features include a charming character filled three bedroom home with ensuite to the master bedroom, and open fire places in two of the bedrooms which gives a lovely ambiance. The two living areas allow plenty of space for a family and there is a study nook which is handy when working from home. The open plan kitchen area has ample storage and preparation space and overlooks the family room. This home has a beautiful feel to it and would suit a variety of buyers including families or couples. Climate is controlled by Conara heating and a split system. Externally a double carport, and lots of shedding with power including an outside toilet for your convenience.

Another dwelling is situated on the property with a bedroom and lounge room that would be suitable for a B&B (STCA) or a teenagers retreat or guest house. This property is well set up for an equine enthusiast as it contains approx. 10 paddocks in various sizes with electric fencing. Two large stables along with a wash bay, tack storage and various other shedding for floats tractors etc. is a real bonus. The property is also suitable for cattle with yards available, or to grow a variety of fruit and vegetables.

Enjoy the great outdoors and the serenity of the land with town water and channel water. This property really is rural living at its absolute best, offering idyllic living surrounded by established gardens and trees and only a short drive to Shepparton.

Quality rural properties are a rare find so call today to arrange an inspection.

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Price SOLD for \$963,000
Property Type residential
Property ID 1158
Land Area 16.91 ha

AGENT DETAILS

Helen Tracy - 0413 454 082

OFFICE DETAILS

Shepparton
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