



438 Italia Road East Seaham, NSW

4 1 5

Country retreat, horses, great shedding, and granny flat

Set on 3.41ha (8.42 acres) of beautifully maintained fertile land is this charming custom-built cavity brick home that provides a private country retreat conveniently only 13 minutes to local shopping, more importantly direct access to the riding trails in the state forest which adjoins the property!

This country home is fully fenced with the house paddock overlooking a picturesque rural setting. It also includes a timber round yard, shedding set up for horse floats, 2 dams and 5 stock proof paddocks.

This spacious family home sits in a little valley and welcomes you through the main entrance into a stunning grand lounge, dining, and kitchen area with blue gum polished timber floors flow throughout the traffic areas, an open cosy fireplace with intricate brick work, plus a slow combustion fireplace, exposed raked cathedral ceilings. This open-plan space has a ceiling fan and a reverse cycle air-conditioner. Windows are positioned to take in be

Price: \$1250000

Council Rates: \$544.00 p/q



Tracy Jonovski

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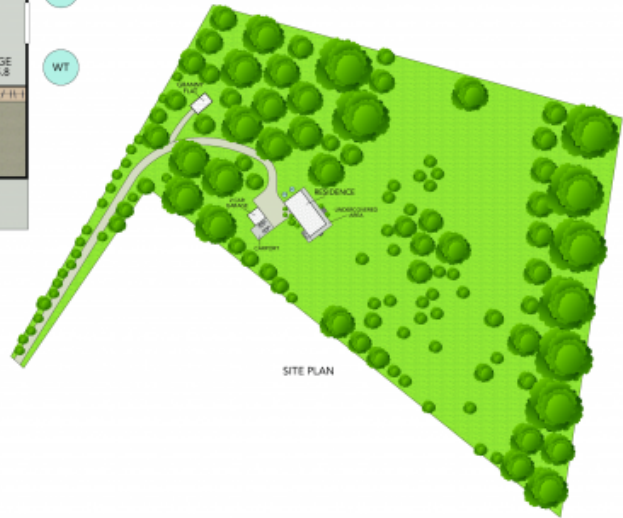
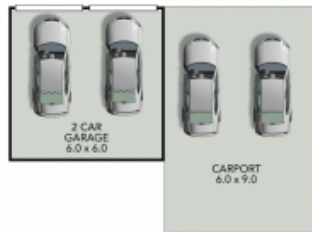
NORTH

Internal 175 m² External m² Land Size 3.41 ha

4 x 1 x 5 x



GROUND FLOOR



SITE PLAN



NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.