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Village Road



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LWP
PROPERTIES

HOMELY OFF GRID EQUESTRIAN PROPERTY

WEB REF: RL3579

R5,450,000

ERF SIZE: 25,696m²

FLOOR SIZE: 772m²

RATES AND TAXES: R2,300



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This property has so much to offer.

This fully electric-fenced 2,5696-hectare smallholding with 100 extra lovingly planted indigenous trees, is ideally located in the Blue Hills Agricultural area with all tar access right to your front door. It is around the corner from your local feed supplier and close to various major show venues. This beautiful property is perfect for the equestrian family or someone looking to start a small livery yard. And the best part is...it is totally off grid with an impressively strong borehole.

The main house has lovely high ceilings throughout the house gives the feeling of open space and all the big windows and large sliding doors invites lots of natural light into the dining room and family area. The Large under roof porch boasting a beautiful slabbed bench & table is ideal for entertaining or just relaxing with some sundowners after a long day's work. The generous-sized pool right next to the entertainment area comes in very handy for those hot summer months.

The homely kitchen including a pantry extends into a spacious scullery and laundry area that has a separate entrance leading into the back courtyard. The dining room has ample space and fits a 6 to 8-seater table with ease. The main bedroom with it's own private little courtyard and water feature, has an en-suite bathroom with tub and shower and a good size walk-in closet with additional passage cupboard space. There is a guest bathroom and 2 spare bedrooms that are a good size fit double beds with ease and have loads of built-in cupboard space. There is also a separate study/work space room with nice big windows for good lighting.

There is a separate spacious cottage/office with its own bathroom that could be a great income-generating option. 3 Carports are situated next to the cottage that can easily be converted to closed parking garages. There is also a storeroom/tool room adjacent to the main house cleverly disguised behind some beautiful indigenous trees.

The Barn, lunge ring, and big shady post & rail paddocks are cleverly set to one side of the property to avoid any distractions and have the staff quarters allocated to the top end of the paddocks. The barn with 2 big wooden sliding doors, boasts 6 good-sized stables with a feed room & tack room with it's separate barn sliding door for easy offloading of feed and grass. There are 2 additional open stables...