

Highlife

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APR/MAY 2024

TM®

COUNTRY LIFE IN THE

SOUTHERN HIGHLANDS OF AUSTRALIA

above & beyond

BUILDING FOR A VIEW

bestselling
Friday Barnes author
R.A. Spratt

CHANGING LIVES
IN UGANDA
Annabelle Chauncy

TAKING
AUSTRALIAN
PERFUMES
TO THE WORLD

the **PUPPETEERS**
of Sutton Forest

garden magic

with a gypsy caravan and a golden egg



‘INGWE PARK’ AVOCA

Ingwe Park (approx. 30 acres) is a property of unquestionable character and charm. Including a stunning three bed colonial style cottage with wide verandas, vaulted ceilings, a cook’s kitchen, large stone fireplace and a fabulous outdoor dining terrace all surrounded by a stunning mature garden, this is a prized lifestyle property. Included is a second dwelling currently utilised as an Airbnb that itself has high ceilings, a large kitchen and living space and two large bedrooms. Surrounding the dwellings are stunning gardens, well pastured paddocks, stands of gum trees, a cattle ramp, dams, and a perennial creek. Situated on blue ribbon real estate in the highly desirable and prized locale of Avoca and only a short 10 minute drive to Bowral and Moss Vale town centres.

Contact Agent

Andrew de Montemas 0484 349 072

Drew Lindsay

Sotheby’s
INTERNATIONAL REALTY

24 Wingecarribee Street, Bowral

4861 2799

www.drewlindsaySIR.com



‘ L I N D E N H A L L ’
R O B E R T S O N

Nestled amongst the green hills of Robertson in the Southern Highlands, ‘Linden Hall’ is a 2000 sqm luxurious masterpiece. Meticulously designed and built over seven years under the eye of renowned architect Richard Rowe, the estate spans 186 lush acres and offers a working cattle stud and a truly private country escape. With manicured gardens, grand water features and two self-contained guest residences, entertaining in style is effortless. Possibly the Highlands’ finest estate, ‘Linden Hall’ boasts seven bedrooms, a self-contained pool house with salt-water lap pool and a storybook conservatory. Other luxurious features include the billiards room and a 4200-bottle subterranean wine cellar. Less than two hours from Sydney, this is a lifestyle opportunity of scale and significance.

Expressions of Interest

Samuel Lindsay 0404 647 609 Lisa-Marie Cauchois 0421 216 512

Drew Lindsay

Sotheby’s
INTERNATIONAL REALTY

24 Wingecarribee Street, Bowral

4861 2799

www.drewlindsaySIR.com



‘ L I E B E S N E S T ’
E X E T E R

‘Liebesnest’ is a creation born from sitting with nature for years and finding inspiration in how this stunning three hectares of pristine bushland reveals itself. A contemporary, architect-designed tour de force, each angle, each window, each small detail has been lovingly considered to harmonise with and utilise its surrounds. Nestled into a hill, the huge window-seat in the kitchen and the generous lounge space are designed to offer views of the surrounding landscape. The spectacular chef’s kitchen is a spacious affair including a large butler’s pantry and food storage area. The open-plan home is designed for complete relaxation and luxurious entertaining.

Expressions of Interest

Samuel Lindsay 0404 647 609 Lisa-Marie Cauchois 0421 216 512

Drew Lindsay

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INTERNATIONAL REALTY

24 Wingecarribee Street, Bowral

4861 2799

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‘SKYFALL’
EXETER

Nestled onto a sprawling 40 hectares in beautiful Exeter, this Georgian-inspired homestead offers classic charm and stretching, panoramic views. With large, open-plan living and dining spaces and a well-appointed, classic country kitchen that will pull at the heart strings, it is a family estate of distinction. The spectacular pavilion-style pool house features kitchenette, entertaining area and a full bathroom and flows to a solar-heated swimming pool. With a large American barn-style stables complex, plenty of water capacity and ten paddocks, enjoy country life in proximity to one of the Highlands’ most coveted villages with markets and coffee at your fingertips.

Contact Agent

Samuel Lindsay 0404 647 609 Lisa-Marie Cauchois 0421 216 512

Drew Lindsay | **Sotheby's**
INTERNATIONAL REALTY

24 Wingecarribee Street, Bowral

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'ANNANDALE'
29-31 MERRIGANG STREET, BOWRAL

Footsteps to Corbett Gardens and hidden behind century-old planting, 'Annandale' built c1876, is one of the grand dames of Bowral's prestigious Merrigang Street. Recently renovated and with twelve-foot ceilings, wide hallways, traditional fireplaces and generous bedrooms and living areas, it offers grand modern luxury wrapped in historic charm. The garden is a magical wonderland of age-old plantings including a giant redwood in the front garden. Only 150m from the bustling town of Bowral and all its bars, restaurants and boutique shopping, the walk-to-everything convenience makes this the perfect town/country retreat.

Contact Agent

Samuel Lindsay 0404 647 609 Lisa-Marie Cauchois 0421 216 512

Drew Lindsay

Sotheby's
INTERNATIONAL REALTY

24 Wingecarribee Street, Bowral

4861 2799

www.drewlindsaySIR.com



1 ARGYLE STREET
MITTAGONG

An extraordinary family offering on over 8 park-like acres, this spectacular, contemporary pavilion-style home comes with polished concrete floors, luxurious and varied living and entertaining spaces, and a 3-4 bedroom guest cottage/studio plus an enormous 180sqm American-style barn with mezzanine. With heart-stopping views from every space, and overlooking a fenced lake filled with perch, extensive recent landscaping and renovations and the planting of hundreds of deciduous trees have transformed this into country dream escape.

Contact Agent

Samuel Lindsay 0404 647 609 Lisa-Marie Cauchois 0421 216 512

Drew Lindsay

Sotheby's
INTERNATIONAL REALTY

24 Wingecarribee Street, Bowral

4861 2799

www.drewlindsaySIR.com



‘HICKORY HILL’ CANYONLEIGH

A contemporary rural masterpiece set on 78 acres on the outskirts of the Southern Highlands and 1.5 hours from Sydney. Sustainable design, polished concrete floors and carpet to bedrooms with soaring ceilings and an internal plunge pool with spa. Multiple living areas, a three-car garage, a new machinery shed and excellent water security. Secondary living provided as a four-bedroom cottage ideal for extended family or farm accommodation. With unobstructed views over Bangadilly National Park to the Canyonleigh cliffs, this wondrous parkland offers a completely private country retreat.

Expressions of Interest

Samuel Lindsay 0404 647 609 Mike Whelan 0418 675 875

Drew Lindsay

Sotheby's
INTERNATIONAL REALTY

24 Wingecarribee Street, Bowral

4861 2799

www.drewlindsaySIR.com



**‘ WALLANGUNDA ’
ROBERTSON**

Enjoying absolute privacy on the edge of beautiful Robertson village, this magnificent country estate is beautifully appointed, and framed by exquisite landscaped grounds covering forty seven glorious acres. Sitting on top of the ridge and within an easy stroll to the village, ‘Wallangunda’ is a stunning lifestyle property. With an abundance of refined country-style features, the grandly proportioned and versatile timber home comprises impressive and spacious living rooms, high raked ceilings, timber floors and garden views from every room. There’s so much to take in and admire!

Expressions of Interest closing 5 April 2024

Andrew de Montemas 0484 389 072

Drew Lindsay

Sotheby’s
INTERNATIONAL REALTY

24 Wingecarribee Street, Bowral

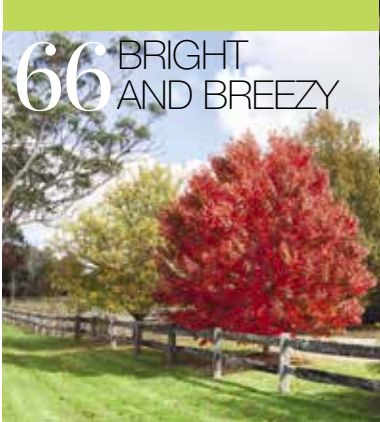
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66 BRIGHT AND BREEZY

The cool days of autumn almost always herald the standout season of the Highlands. Tony Sheffield photographed plenty of colourful scenes last April and May.

70 THE VIEW FROM HERE

After losing their Kangaroo Valley house in the 2020 bushfires, Gareth Fisher and Tara Cahill decided to rebuild. A new lodge-style home offers incredible views from every room.

84 A LITTLE BIT COUNTRY

The country music scene is thriving in the Highlands. Alex Speed meets three acts who are singing their own stories: Jo Caseley, Loki Hines and Studio 8's Luke Johnson and Michelle Morgan.



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Annabelle Chauncy grew up in Canyonleigh and at just 21, co-founded the School for Life Foundation. Since 2008, the foundation has built three schools in Uganda.

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A gypsy caravan, a colonnade and an egg-shaped steel sauna all add to the fun at Seven Oaks, a Burradoo garden.

108 SCENTS OF PLACE

Belgian-French perfumer Dimitri Weber has taken his Goldfield and Banks Australian botanical fragrances to the world since 2017. It all started with a trip to Australia and the Highlands in 2013.

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Puppeteers Sue Wallace and Steve Coupe make all manner of puppets and have been staging shows for decades. Since 2015, their home has been the Sutton Forest Village Hall.



PUPPET MASTERS **112**



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116 PUMPKIN POTENTIAL

After planting just five seedlings each spring, Kirstine McKay harvests dozens of pumpkins in autumn. She offers growing tips and recipes, including her delicious pumpkin and rosemary polenta bread.

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Japan's gardens are renowned for cherry blossoms but are also filled with colour in autumn. John Wilson explains why autumn is a wonderful time to visit Okayama's famous Korakuen garden.



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COVER: KANGAROO VALLEY HOUSE, PHOTOGRAPHED BY TONY SHEFFIELD

Based in the Southern Highlands, we offer a complete conveyancing service including residential, strata, and property transfers. The Licensee, Bev Gunn, has a track record that extends to over 18 years of success in providing service and support to her clients. Bev offers complete online services, or if preferred, face-to-face consultations. Bev is also a Justice of the Peace.

When next seeking conveyancing services, call Bev on 0410 622 640. Lic No: 05009889

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warataheconveyancing.com.au
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DREAM ESTATES

JONATHAN CHANCELLOR



The Robertson trophy estate, **Murrabinna**, has been sold for the first time in four decades after securing \$5.15 million through Paul Macefield and Nanette Phillips of Henderfield. The Pearsons Lane holding was originally listed last year with a \$5.85 million price guide. Set on a 40 hectare lot, the primary dwelling is a four-bedroom weatherboard farmhouse. There is also an original dairy which offers stables, plus two bedrooms and a studio. Murrabinna is fenced into 12 paddocks, with two valleys both with large dams. Burrawang Creek runs through its southern valley.

Tobermory, a Moss Vale estate known for its two hectares of Peter Fudge-designed gardens, has been sold for the first time since its creation two decades ago. The Iona Park Road property comes with a three-bedroom abode, self-contained guest quarters and a tennis court. In 2016, Tobermory was selected by the Sydney Botanic Gardens for its 200th anniversary exhibition at the Mitchell Library of the 10 best contemporary gardens in NSW. The property, which last sold for \$627,000 in 1993, was listed through Sarah Wotton at Di Jones.

Yarrangower, a Mandemar estate with vineyard, has been listed for the first time in 25 years. Originally settled in the 1830s, the property encompasses 48 hectares of grazing pastures, plus a small 1.5 hectare vineyard. A four-bedroom house built in 2008 features tiles from Portugal and hardwood timber beams that once fortified wharves. There is a wine cellar, and an original ironbark slab hut is now a studio. A fully equipped winery sits in the converted shearing sheds. The property has been listed with EOI through Gene Fairbanks of Ray White Bowral and Samuel Lindsay of Drew Lindsay Sotheby's International Realty.



CLOCKWISE FROM TOP LEFT PALOMA ESTATE, TOBERMORY AND YARRANGOWER.

Former Crown Casino boss John Alexander and his wife Alice have listed their 38 hectare Robertson retreat, **Paloma Estate**. "Similar estates have sold above \$35 million," says Monique Napper, the Belle Property Berry listing agent, adding that the property "boasts sculptures, artefacts and artworks that can be negotiated with the purchase". It comes with a modernist-inspired residence by New Zealand architecture firm Fearon Hay amid an ornamental garden by Myles Baldwin. There is a self-contained studio, a gym complex and equestrian facilities. The couple bought the property in 2010 for \$2.38 million from Louise Zavattaro when they moved from nearby Possumwood.

Kirkfield, a four-bedroom home on 9252sqm at Werai, has been listed through McGrath's Melissa Johnson with a \$3.5 million asking price. The house, built in 2005, includes a library plus study. The Greenhills Road property comes with paddocks, an orchard, a greenhouse and a chicken coop. There is a sustainable water supply given its 92,000L and 10,000L rainwater tanks.

Armfield Cottage, an original weatherboard cottage in Berrima, has been relisted with \$3.25 million hopes through Cameron Scott of Campbell Jones Property. The renovated cottage was briefly on the market last year seeking \$3.55 million. Set on 2025sqm with established gardens, the Oxley Street home features exterior fretwork plus four fireplaces. Six sets of

French doors open onto wisteria covered verandahs. Armfield Cottage last sold for \$1.35 million in 2014.

Liebesnest, a newly built Exeter estate whose name comes from the German word for "love nest", remains listed through Samuel Lindsay and Lisa-Marie Cauchois of Drew Lindsay Sotheby's International Realty. The 3.1 hectare holding comes with \$3 million guidance. Nestled into a hill, the four-bedroom house is split into two wings offering views of the bushland surroundings. Features include antique chandeliers and lyrebird wallpaper, a nod to two lyrebird families that call the property home. There is a cabin/art studio in the grounds.

Hayberry, a rural estate in Wildes Meadow, has been listed through Di Jones agents Kate McCullagh and Ana Calvert just 10 months after they helped sell it for \$3.6 million. The latest pricing given is \$4 million to \$4.2 million. Described as a slice of Woollahra at 391 Wildes Meadow Road, the renovated four-bedroom abode is on a landscaped 7525sqm parcel accessed by electric front gates. It includes a home office and a verandah with a short walkway to an adjoining two-bedroom cottage.

Wallangunda, a Robertson estate overlooking remnant Yarrawa Brush rainforest, has been listed for the first time in over two decades. The property has been listed through Andrew de Montemas of Drew Lindsay Sotheby's International Realty. Set on a 16 hectare parcel of landscaped grounds at the top of a ridge, the residence is a five-bedroom timber house with an additional studio and media room, plus a conservatory overlooking the gardens.

■ Jonathan Chancellor writes for *The Sunday Telegraph*.



EARTH PROPERTY

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86 Railway Parade, Mittagong

4 bed | 2 bath | 2 car | 3,554 sqm

Unique mid 1930s California bungalow surrounded by a ¾ acre private garden. The home has been superbly maintained, extended & modernised, with great care being given to retain the integrity of the original design including 3m ceilings, ornate cornices/plasterwork, open fireplaces & timber windows. Formal sitting with bay window, Jetmaster open fire & built in cabinetry. Family room with French doors to verandah, country kitchen with Aga stove, lounge & dining room with French doors to paved courtyard. A gorgeous lightfilled studio with loft, American barn with double car space, storage & workshop.

Guide \$2,350,000

Gwenda Webb 0408 533 111 Angus Campbell-Jones 0400 300 444



22 Oxley Drive, Berrima

4 bed | 3 bath | 2 car | 2,025 sqm

Blending heritage charm with contemporary light filled interiors, Armfield cottage is an invaluable piece of real estate in one of the Highlands' most sought after locations. The original cottage has been meticulously renovated. Highlights include entry cobblestones, exterior fretwork, Kauri floorboards, timber panel walls, 4 fireplaces, high ceilings, reverse cycle ducted air conditioning. The north facing living room features a Cheminees Philippe fireplace & surrounded by floor to ceiling French doors & windows. Stroll to the village, 5 mins to Hume motorway, 10 min drive to Bowral.

\$3,250,000

Cameron Scott 0488 105 110



330 Black Spring Road, High Range

5 bed | 3.5 bath | 3 car | 2 ha

Spectacular, secluded, approx. 5 acre block with stunning views, yet only approx. 20 mins from Bowral or Mittagong. Complemented by a state of the art master built contemporary home. Sleek luxurious kitchen, large living area with double sided s.c. fire & access to a covered outdoor entertaining deck, large double glazed windows fill the house with light & capture views from every room. Reverse cycle air conditioning throughout, heated floors to bathrooms, back to base security, 6.5kw solar.

Contact Agent

Angus Campbell-Jones 0400 300 444



SALE

The Ultimate Lifestyle Address Epitomising Grand Country Living

'Springfields' 546 Range Road, Mittagong

A picturesque Southern Highlands estate, this once-in-a-lifetime 193-acre property offers an enviable lifestyle opportunity as a full-time residence or exceptional weekend getaway and is the ideal combination of grand family living and superior entertaining, abundant in space, comfort and tranquillity.

Entry to this expansive estate is through electric gates flanked with bespoke stonework, and as you make your way up the oak tree lined driveway, past one of 10 dams, your gaze will be drawn across the gently

rolling countryside, comprising 12 paddocks encased in post and rail fencing, rich in basalt soil, 100% arable with some improved pastures, and punctuated with hundreds of established trees.

Spanning an impressive 781sqm residence, 3.2m high ceilings are featured throughout, each palatial room framed in cedar doors and windows, providing the ultimate versatility for the largest of families and countless guests.



Located above the six-car garage and adjoining the main residence, you'll find a two-bedroom apartment, ideal for additional guest accommodation or even as stylish housing for an au pair. The property also offers a four-bedroom manager's home, the epitome of country elegance and nicely separated from the main house.

You'll be in awe of the pristine presentation of the grounds surrounding the home, where blossoming florals, majestic trees, manicured hedging, park like lawns and intricate stonework ensure that absolute beauty graces your vision no matter which direction you look.

14 8 7 78.4ha

Sale
\$22 million
Walk in Walk out Sale

View
By appointment

WHY WAIT?
Ray White Bowral | 02 4862 1894

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0402 198 652
hugh.hanrahan@raywhite.com

Charlotte Hanrahan
0414 757 727
charlotte.hanrahan@raywhite.com

raywhitebowral.com.au



‘The Lake House’ European Elegance.

1490b Kangaroo Valley Road, Kangaroo Valley.

4  3  3 

Poised amidst the natural splendour of Kangaroo Valley, ‘The Lake House’ evokes the romantic essence of a European villa, offering a captivating world of beauty and tranquillity.

Nestled within a 15-minute drive of Berry and 5 minutes to the scenic attractions of Kangaroo Valley, ‘The Lake House’ stands as a bridge between modern comforts and sublime countryside living.

- Italian-inspired villa estate, set amidst stunning Kangaroo Valley
- 14 acres perfectly balanced with large paddocks, lake and parklands
- Vast 3-acre lake with three islands, built-in aeration units, and a jetty

Belle Property Berry | 02 4464 1636
Queen Street, Berry NSW 2535
berry@belleproperty.com

Nick Dale | 0419 425 166
nick.dale@belleproperty.com
Jane Zwar | 0401 174 856
jane.zwar@belleproperty.com

belleproperty.com

belle
PROPERTY



'St Matthews' c1902 East Kangaloon

The former Anglican church of East Kangaloon c 1902 has been spectacularly reborn under the eye of Whiting architects and landscape designers Dangar Barin Smith. A transcendent transformation in God's own country.



4 Bed | 2 Bath | 2 Car | 2502m²

Private Treaty

Sarah Wotton 0412 338 891



'Villa Christina' Sutton Forest

From the moment you enter the conifer punctuated driveway you will feel transported to a dream world – reminiscent of an authentic Tuscan Villa – in a sublime rural setting.



5 Bed | 5 Bath | 6 Car | 24Ha

Private Treaty

Sarah Wotton 0412 338 891



For real estate done differently in the Southern Highlands

Sarah Wotton | 0412 338 891 | swotton@dijones.com.au



Maynard Gardens, Bowral

Final chance to secure - one, two and three bedroom boutique apartments in the heart of Old Bowral.



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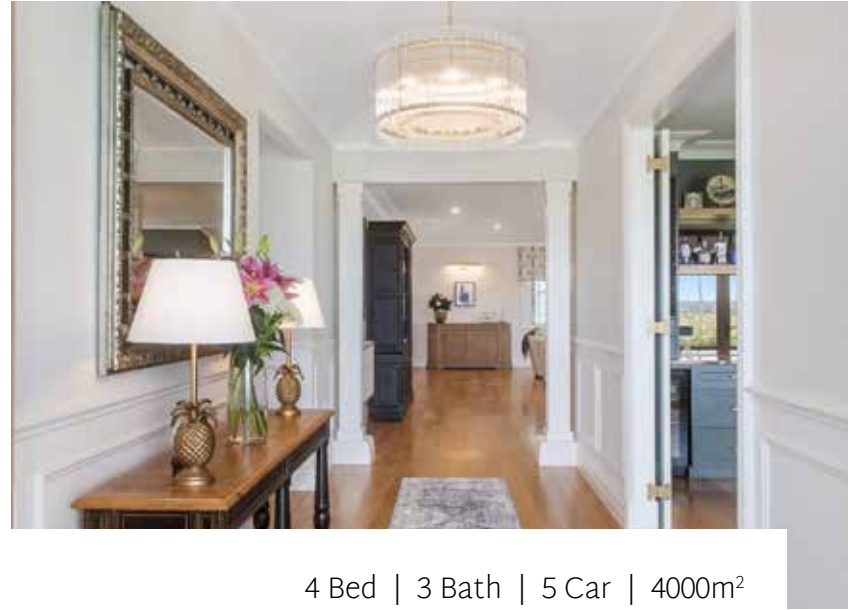
6 Sutherland Park Drive, Burradoo

Set against the Southern Highlands' serene countryside, this exquisite Burradoo country residence epitomises rural elegance. Its expansive gardens and refined interiors promise a lifestyle of tranquillity and scenic beauty encapsulated in luxury.

4 Bed | 3 Bath | 5 Car | 4000m²

Private Treaty

Sarah Burke 0404 377 491



'Wintersloe', Burradoo

4 Bed | 1 Bath | 4414m²

In the serene setting of Burradoo, 'Wintersloe' emerges as a 1930s gem, blending historical charm with modern potential on a generous 4,414sqm block. This property is distinguished not only by its period elegance but also by the unique opportunity to subdivide, a feature rarely available in this prized postcode.

Private Treaty

Sarah Burke 0404 377 491



'Wonga', Colo Vale

4 Bed | 2 Bath | 2 Car | 1758m²

From the very first glimpse, the charm of this historic four-bedroom cottage, enveloped by meticulously tended gardens, instantly warms the soul. Located in the quaint Southern Highlands village, the timeless elegance of its romantic facade with a classic front verandah and a cheerful yellow door stirs curiosity about what lies beyond.

Private Treaty

Sarah Burke 0404 377 491

18 Merrigang Street,
Bowral NSW

Multiuse opportunity in the heart of Bowral



3 bedrooms.



1.5 bathrooms.



2 car spaces.

Offering charm and functional space, with a mix of modern amenities and classic Victorian features, this late 1800s Victorian terrace will not disappoint. Located opposite Corbett Plaza, the E1 Local Centre zoning provides for both commercial/residential usage – or a combination of both. The three bedrooms, separate office, and off-street parking for 2 cars offers practicality, while the high ceilings with ornate cornices, ceiling roses, French timber doors, and floorboards add character to this stunning home.



Kate Johnson **0410 495 246**
Nathan Berlyn **0449 157 773**



36 Priestley Street,
Mittagong NSW

High-density development opportunity



4,764 sqm* industrial site.



Serviced block.



E4 General Industrial.

Rarely does a site encompassing 4,764 sqm* of E4 general industrial zoning present to market situated in Mittagong's industrial epicentre. 900 sqm* of industrial buildings are leased and generating income adding to the appeal of this property.

Kate Johnson **0410 495 246**



14 Bendooley Street,
Bowral NSW

Historic Bowral Court House



3 bedrooms.



4 bathrooms.



6 car spaces.

Representing a once-in-a-lifetime opportunity to transform this historic 1886 Court House, this magnificent property is ready for its next modern chapter. The perfect location for a new restaurant, wine bar, accommodation, weddings, entertainment functions, galleries or offices (STCA).

Nathan Berlyn **0449 157 773**



*Approx.



Limitless commercial opportunities in Bowral.

Kate Johnson **0410 495 246**
Kate.Johnson@au.knightfrank.com

Nathan Berlyn **0449 157 773**
Nathan.Berlyn@au.knightfrank.com





4 Lemmons Road, Robertson

6 BED | 4 BATH | 2 CAR

Serene Sophistication

'Alba House' offers the absolute best in luxury Robertson-village living. Tucked away on a private established acre of grounds, this extensively renovated and exquisite family home cannot be assessed from photographs. Rambling, beautiful and elegant, the interiors have been crafted for understated glamour. Step into the main living room, look across the sunken lounge and out through double-glazed doors onto a borrowed and protected countryside vista. In the main home, four very spacious bedrooms with several walk-in robes are accompanied by three luxurious ensuites and a fourth bathroom, plus a study/nursery. Extensive guest accommodation is provided in the two-bedroom garden cottage, with an additional garden studio currently set up as a large games/media room.

For Sale

Open for inspection

As advertised
or by appointment

Contact

Corina Nesci | 0416 523 155
Danielle Villavicencio | 0417 275 546



‘Fairfax’ Country Estate BURRADOO

OFFERS INVITED

Majestically sited on the highest point of Burradoo on 4.5 acres, built in the 1880s for the Fairfax family as a country retreat.

The gardens are captivating with many species of old and rare trees, rolling lawns and colourful flowerbeds.

There is DA approval to create 2 x 1 acre lots.
Don't miss this opportunity to present your offer.

4 Ranelagh Road, Burradoo
For Sale Offers Invited



Sandie Dunne
0414 243 352



Karl Zabel
0432 410 275



ONE KANGALOON

RESIDENCE 2, 1 KANGALOON ROAD, BOWRAL

Carefully curated down to the last leaf.

3 BED 2 BATH 2 CAR

- Brand new garden apartment in a stunning boutique collection of only 10, a short level stroll from Bowral's town centre
- Exquisitely finished with premium oak herringbone timber floors
- Luxury kitchen with porcelain benchtops & Miele appliances
- Spacious open plan living & dining room filled with natural light

- High ceilings with oversized hush-glass windows
- Stacker doors for seamless indoor/outdoor living
- Expansive 147sqm low maintenance private garden & outdoor terrace
- Secure basement parking with secure lift access to all levels
- Ducted air-con & security intercom



Henry Capel 0431 190 368

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– SELLER OF A HOUSE IN BOWRAL

If you are considering selling, please give us a call, we would love the opportunity to show you the McGrath difference.

Anne Stone

Principal

0414 457 868

annestone@mcgrath.com.au



'Right from our first meeting we felt confident that Dianna was the perfect Real Estate Agent for us. Warm, engaging and professional, Dianna offered a broad and realistic approach to the sale of our property. She instilled confidence, built trust and did not let us down. This was our first sale in over 20 years, and we valued her wisdom and guidance. We sold within 5 days on the market for our asking price!' – SELLER OF A HOUSE IN BOWRAL

Contact me to discuss the current activity in the market and how that affects your property value.

Dianna Reiche

Sales Agent

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f McGrath Southern Highlands

@mcgrathsouthernhighlands



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mcgrath.com.au



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“Mist” – 169 Ringwood Road, Exeter | FOR SALE | Contact Agent

6 BED | 6 BATH | 3 CAR | 20.2 ACRES

Situated at the end of an elegant tree-lined driveway, this 20.2 acre country estate provides an unrivalled Southern Highlands lifestyle. The magnificent main home and grounds offer an endless array of possibilities for those seeking the seclusion of the country while remaining just a stone's throw from the amenities of the surrounding towns.

- Main house: 4 bedrooms, 3.5 bathrooms, underground cellar, attached 3 car garage,
- Cottage: 2 bedrooms with a loft (possible 3rd bedroom), 2 bathrooms, separate entry to main house
 - Indoor heated pool with bathroom facilities
 - Large shed (18x22m) with double mezzanine and hoist



Reece Woods
0423 851 197
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SALES AWARDS



Katie Schoonbeek
0492 934 219



Reece Woods
0423 851 197



★★★★★
100+ 5 star reviews

Available Now



“Ironwood” 65-67 Kangaloon Road, Bowral

Looking for the perfect place to start your retirement or semi-retirement or just looking for luxury & comfortable lifestyle? Look no further than Ironwood Bowral, a boutique complex of 9 Strata Title Villas & Townhouses - located on the second fairway of the Bowral Golf Course.

Our properties offer the perfect combination of luxury & convenience. Featuring open plan living areas, well-lit interiors & sandstone feature fireplaces. Our Villas & Townhouses are designed to provide a comfortable & relaxing lifestyle experience.

Enjoy all the features these fantastic homes have to offer with 3 to 4 bedrooms & 2 & 3 bathrooms, open plan kitchen, dining & living area overlooking the stunning Golf Course. The finishes are high ceilings, comfort glazed windows, ducted air-con & gas fireplace, as well as grey & charcoal herringbone featured bathrooms & Miele appliances.

The development is an over 55's strata complex with a quarterly strata fee of \$600 pq approx. These superior executive Bowral homes have so much to offer, all within walking distance to Bowral town centre, local cafes & transport.

*Agent Interest

Raine&Horne®

For Sale



Priced from \$1,595,000  3-4  2-3  2

Other features include:

- Main bedroom with walk-in robe
- Second bedroom with BIR
- Spacious laundry with abundance of storage space
- Underfloor heating to main bathroom & ensuite
- Beautiful, sophisticated designed bathrooms
- Gas fireplace
- Reverse-cycle air conditioning
- Oversized double garage with internal access
- Fenced courtyard
- Neat & tidy low maintenance garden

For further information or to arrange your inspection, please contact Matthew Anstee 0400 555 088 or Kristy Tuddenham 0448 555 054.



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Kristy Tuddenham
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Rich Basalt Soils - High Rainfall - Heavy Carrying

The Very Best Of The New England

Lakeside | Walcha NSW



One of the Outstanding Livestock Properties Breeding - Backgrounding - Fattening

- 1,504 ha (3,718 ac), 1,280m (4,200 ft) ASL, sheltered, heavy basalt, outstanding pastures
- Well located – renowned St Leonards creek/Brackendale district, 30km SE of Walcha, 93km Armidale, 120km Tamworth, 150km Port Macquarie, 400km Sydney
- Rich, heavy basalt soils – established high performance mainly fescue based pastures
- Excellent permanent water – spring fed creeks and dams, 40 inch rainfall
- Well improved – 4 BR brick homestead, spacious gardens, undercover steel cattle yard complex with auto draft, near new 6 stand woolshed and sheep yards, large machinery shed
- Heavy carrying – Rated to carry 1,500 -1,750 cows or fatten/ background 3,000 - 4,500 steers or 30,000 sheep.

SALE: Meares Online Auction, 23rd to 24th April, 2024. Unless sold prior.

INSPECTIONS: By appointment - Recommend Tuesday and Wednesday.

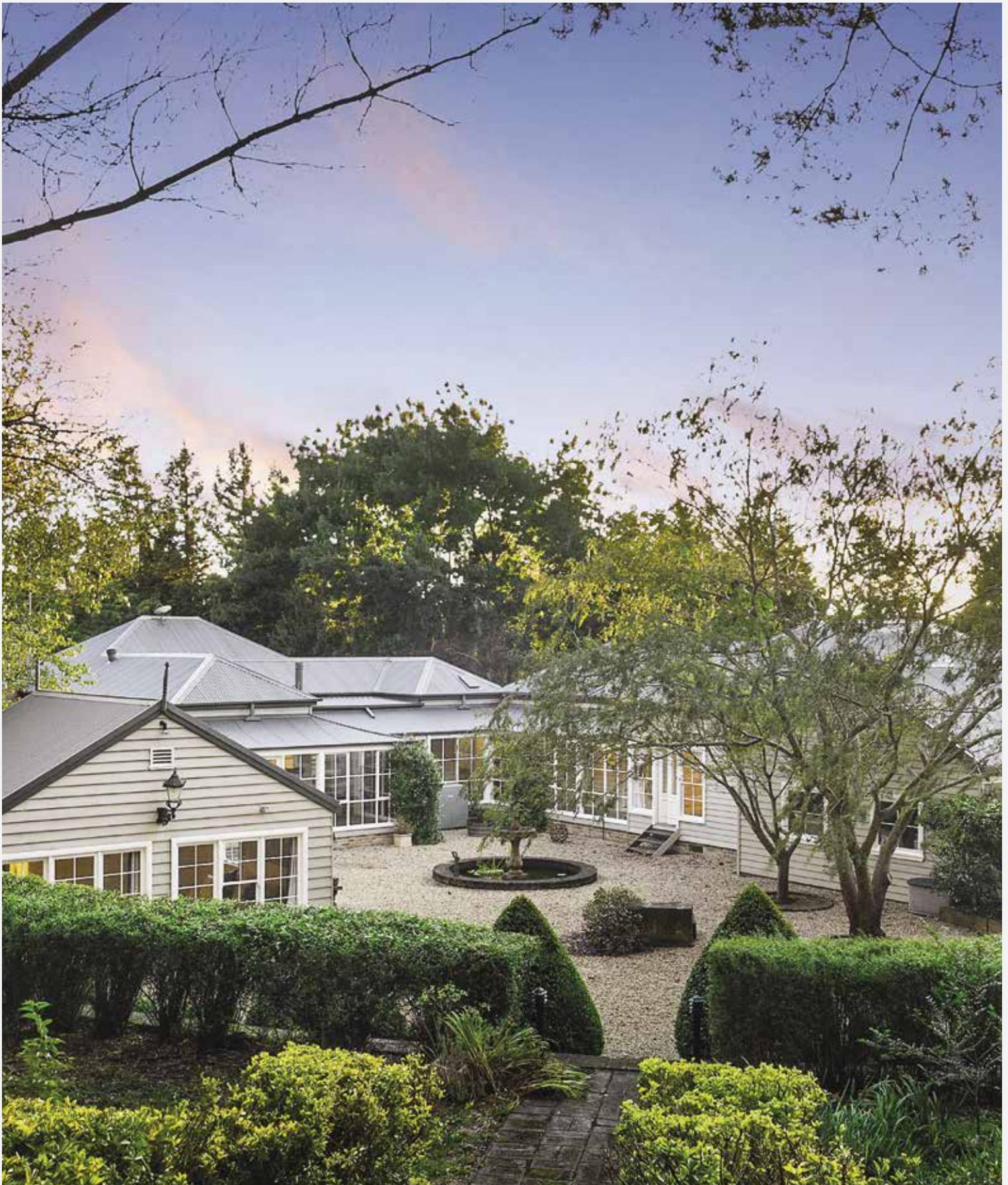
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