



## 227 LANGLEY ROAD, CUDLEE CREEK

### "THE SANCTUARY" - THE NAME SAYS IT ALL

Privacy is the keyword with this 4.12 Hectare [10 acre] property. The 3 or 4 bedroom solid brick home is hidden from view at the end of the tree lined driveway, bathed in shade from mature deciduous trees. Once the beautiful autumn colour display has ended, the winter sunshine will warm the home through large glass windows. The architect who designed the home incorporated a unique water feature in the entrance hall that leads down to the light filled sunken lounge room with raked ceilings. A feature wall of natural stone is a stunning backdrop for the slow combustion heater that will keep the winter chills at bay. 3 sets of sliding glass doors in the open plan kitchen and meals area create the feeling you are cooking in the garden. The master bedroom which has a walk in robe and plenty of cupboard space has a great view of the garden under one of the covered pergola areas. One of the most stunning features of the home is the spacious bathroom. Windows on 2 sides, fully tiled, including a deep spa bath for adults and a smaller separate bath for the younger ones, glass shower screen, and a small indoor garden that brings the outside in. A separate toilet and large walk in pantry are situated in the hall leading from the kitchen to the other two bedrooms, both of which have built in robes. Adjacent to the lounge room is another living area that has been set up and used as an office which, if required, would make a great 4th bedroom. Under the front of the house is a large room that has been utilized as a kid's playroom, storeroom and gym, other possibilities are up to your imagination or needs. Other improvements include double garage workshop with concrete floor, carport, woodshed, a hay storage shed with earth floor, chock yard and numerous rainwater tanks. The property, which is divided into 3 paddocks, has 3 dams and borders onto a forest

**TYPE:** For Sale

**INTERNET ID:** 9983012

**SALE DETAILS**

**New Price \$695,000**

**CONTACT DETAILS**

**(RLA62833)**

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reserve is only 20 minutes from Tea Tree Plaza and offers an idyllic lifestyle away from the hustle and bustle of suburbia. A winter creek flows through the front part of the property and the owners have created a series of ponds and small waterfalls with numerous spots to spread out the picnic blanket and make the most of their own piece of paradise, come along and see what you are missing out on.

- Land Area 41200 square metres
- Bedrooms: 4
- Bathrooms: 1
- Double garage
- Double carport







