



396 Eusdale Road, Yetholme VIA, Bathurst

5  5  2 

The Ultimate Trophy Home with Uninterrupted Panoramic Views

Designed to capture the breathtaking Valley Views below, this architecturally designed home is truly a testament in design finesse and quality. Every element of this trophy home has been thoughtfully crafted and the finished result is one of the finest homes in the Bathurst region. Available as walk-in, walk-out this could be the weekender, AirBNB or country estate lifestyle you have been waiting for!

The entertainers kitchen is the heart of this masterpiece. Leading off the open plan lounge and dining, the space of the home is amplified with the high ceilings throughout. The home theatre is equipped with a high quality surround sound system, built-in projector and your own mini bar set up. The five bedroom suites have been curated with individual designer themes, each with their own ensuite and high end bathroom fittings.

Set on approximately 8.8 hectares (21.74 acres), the land features established native trees, a large dam and cleared paddocks, perfect for biking enthusiasts, horse riders or those looking for a hobby farm, with a newly planted mini vineyard to start.

FOR SALE
Guide \$2,900,000

VIEW
By Appointment

AGENTS
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AGENCY
LJ Hooker Bathurst
02 6331 5041

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

Positioned only a short Drive from Bathurst and less than 2 hours from Western Sydney, be quick to secure this property. Contact Mark or Ella today to arrange your private inspection of this one-of-a-kind home.

With features including but not limited to:

- Five bedrooms/suites, all with built-ins and ensuites
- Entertainers kitchen with stone benchtops, Smeg freestanding oven and butlers pantry
- Open plan living and dining space with built-in fireplace
- Studio tea house overlooking the dam and picturesque landscape
- Underfloor heating to all bathrooms and dining area
- Double garage with remote door and additional attic storage
- Cinema home theatre with high quality speaker system and mini bar
- Smart home with google functionality
- Sweeping views of the beautiful valley below
- Double glazed windows
- Un-equipped bore drilled and cased
- Solar system
- Approx 25 minutes from Bathurst, 30 minutes from Lithgow and under 2 hours to Western Sydney

MORE DETAILS

Property ID	2CCHZ6
Property Type	House
Land Area	8.8 m2
Including	Toilets (6) Dishwasher Outdoor Entertaining Floorboards Built-in-Robes Remote Garage Solar Panels

Mark Dwyer 0498 003 774

Director | Licensee In Charge | Sales Agent |
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