





508 Swan Reach Road, Bumberrah

A RARE LIFESTYLE OPPORTUNITY UP FOR AUCTION

Opportunities like this are incredibly hard to find! Set on a picturesque 5-acre allotment, this unique property offers the perfect blend of lifestyle, income potential, and flexible living arrangements.
Privately positioned at opposite ends of the property, the two residences each enjoy their own driveway access, creating a sense of independence and separation—ideal for extended families, guest accommodation, or rental income.
The charming two-bedroom cedar home, located near the front of the property, offers warmth and character with its high raked ceilings and open-plan living. Comfort is assured year-round with wood heating and a new reverse cycle air conditioner. The well-equipped kitchen features a 900mm freestanding stove, while the spacious bathroom/laundry showcases a stunning clawfoot bath. The generous master bedroom includes built-in robes, and a single carport completes the home.
At the heart of the property sits the main residence, formerly known as the Malcolm Cameron Studio Gallery. Rich in history and personality, this beautifully converted home offers four bedrooms, with expansive open-plan living framed by soaring ceilings and abundant

7 3 2

AUCTION
Fri 20th Nov @ 11:00AM

VIEW
Sat 7th Nov @ 9:00AM - 9:30AM

AGENTS
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AGENCY
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Interested parties must rely solely on their own enquiries.

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natural light. The kitchen is both functional and inviting, featuring ample bench space and a slow combustion stove. The recently renovated bathroom is truly a standout, complete with a freestanding modern circular bath and walk-in shower. Outside, established gardens surround the home, complemented by a large undercover entertaining area—perfect for gatherings, BBQs, and celebrations.
Adding even more versatility is a substantial commercial-grade building, previously operated as a successful commercial kitchen. Fully registered and complete with two adjoining walk-in cool rooms, this space opens the door to a variety of business or creative pursuits.
A fully self-contained granny flat provides additional accommodation or an ideal home office.
Both residences are well-serviced with ample water supply, and the property also features a dam suitable for livestock, enhancing its rural appeal.
Whether you're seeking multi-generational living, a work-from-home lifestyle, or an exciting business opportunity, this exceptional property delivers endless possibilities in a peaceful and private setting.
This property is being offered for Auction on Friday 20th of November 2026 at 11am.
The vendor reserves the right to remove the property from the market, and / or sell the property at any time prior to the conclusion of the advertised marketing campaign.











MORE DETAILS

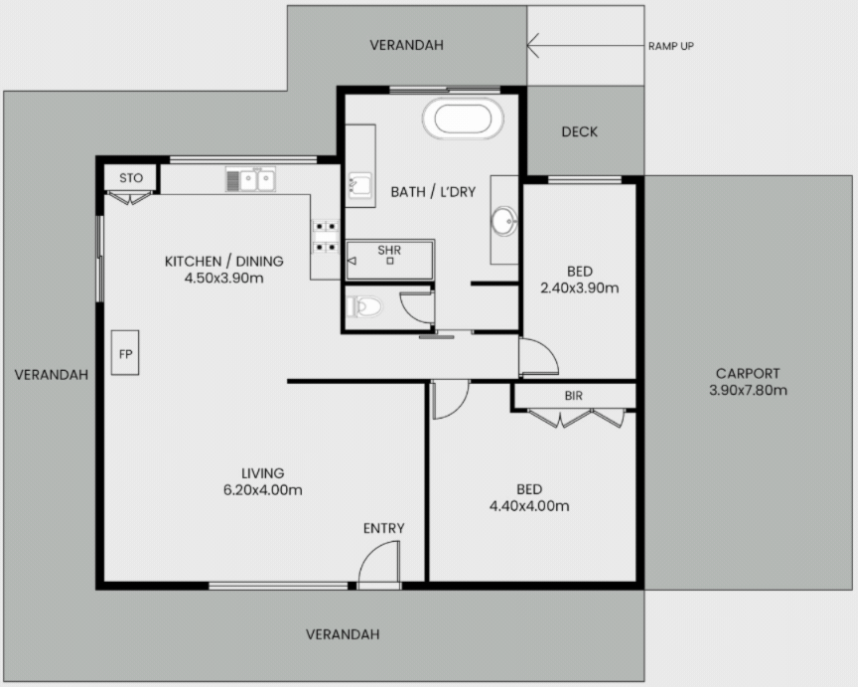
Property ID	ZRVFBF
Property Type	House
Land Area	2 hectare
Including	Study
	Air Conditioning
	Toilets (4)
	Deck
	Dishwasher
	Built-in-Robes
	Fully Fenced
	Water Tank

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508b Swan Reach Road, Bumberrah, VIC, 3902



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All enquiries must be directed to the agent, vendor or party representing this floor plan.

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