



32 Woodbury Road, Geraldine

Ideal Lifestyle Property on the Outskirts of Geraldine

Enjoy the perfect balance of space, comfort and rural charm with this exceptional lifestyle property set on 4.77 hectares. Whether you're seeking a spacious family home or a peaceful retreat for retirement, this property offers the best of the "Good Life" with established gardens and an impressive range of outbuildings.

The well-appointed home features three bedrooms plus a large office, including a master with an ensuite. A full family bathroom, separate mudroom, and third WC add to the practicality of everyday living. At the heart of the home is a modern kitchen, flowing into the dining and sitting area. A large, separate lounge provides additional living space and opens out to a generous covered outdoor entertaining area - perfect for year-round enjoyment.

Comfort is assured with full double glazing, a heat pump, log burner and heat transfer system.

Outside the property is superbly equipped with a shearing shed, cattle yards, two double garages, hobby room, three bay hay shed and a variety of additional sheds. A standout feature is the exceptional shed with three roller doors, a mezzanine floor, and an attached open bay wing - ideal for tractors and equipment.

This is a rare opportunity to secure a versatile lifestyle property in a highly desirable location.

3 2 5

FOR SALE

Enquiries Over \$1,695,000

VIEW

Sun 9th Aug @ 1:00PM - 1:30PM

AGENTS

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AGENCY

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Enting Real Estate Limited

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

Disclaimer:

Please note, general property details are sourced from property data software and local council records and we may not have been able to verify the accuracy of some information. All intending purchasers are advised to conduct their own due diligence investigations. Enting Real Estate Limited Licensed (REAA 2008).

MORE DETAILS

Property ID	7PYGDY
Property Type	Lifestyle
Land Area	4.78 hectare
Including	Ensuite
	Toilets (3)
Licensed Real Estate Agents (REAA2008)	

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