



20 Milbai Road, Tinonee

Grand Home on 3.36 Acres with Breathtaking views over the Valley & Manning River

LJ Hooker is delighted to present to the market for the first time one of the most exceptional properties in the picturesque Manning Valley. The sheer scale and breathtaking views of 20 Milbai Road are difficult to put into words, a true testament to outstanding craftsmanship and architectural design. Every detail has been meticulously considered, resulting in a prestigious residence perfectly suited to those who appreciate grand proportions and magnificent 180-degree views.

With expansive indoor and outdoor living spaces, this property offers a true haven of tranquillity and privacy, beautifully nestled within its serene surroundings. Whether relaxing inside or enjoying the outdoors, a sense of peaceful seclusion prevails, inviting residents to unwind in complete comfort, far removed from the bustle of everyday life. While some may wish to add their own modern touches or undertake interior updates, the home's solid brick construction and quality craftsmanship provide an exceptional foundation, ensuring lasting value and enduring appeal.

With dual access from both Milbai Road and Tinonee Road, a private

5 3 12

FOR SALE

Price Guide \$1,550,000 - \$1,600,000

VIEW

By Appointment

AGENTS

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Interested parties must rely solely on their own enquiries.

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driveway leads you to a remarkable and expansive five-bedroom, three-bathroom country residence. Nestled on approximately 3.36 acres, this impressive home is thoughtfully positioned on an elevated site, allowing every room to capture and celebrate the scenic views. The home also includes a separate wing, ideal for guest accommodation or a private space for extended family.

Let's explore the features of this magnificently appointed home...

- The grand covered portico entry welcomes you in, and as you step through the front doors, the formal foyer immediately sets the quality and inviting tone for the rest of the home
- With a mix of original timber features and exposed brickwork, the home is full of character, offering potential to enjoy or update to your taste
- Generous in size, the lounge and formal dining area feature wide bay windows and pendant lighting, perfectly positioned to capture the views
- The solid timber kitchen forms the heart of the home, complete with an island bench and generous storage spaces
- A spacious living and dining area adjoins the kitchen, highlighted by the floating timber floors
- The oversized master bedroom includes a walk-in robe, French doors opening to the exterior verandah, and windows designed to capture the views, along with a spacious ensuite bathroom
- There are three other bedrooms with built-in wardrobes, plus a fifth room at the far end of the home, perfect as studio accommodation or a rumpus room, offering plenty of flexibility
- The main bathroom is original but in tidy condition, featuring a bath, shower, and separate toilet. A third bathroom, accessible from the rear verandah, adds extra convenience for guests when entertaining
- Ducted air conditioning for year-round interior comfort
- Double car garage with internal access to the house

Now let's take a look at the impressive outside features...

- Covered verandahs extend around the home, creating ideal spots to sit back and enjoy the outlook
- A standout feature is the large, covered gazebo entertaining area connected to the verandah, ideal for alfresco dining or relaxing while enjoying the surrounding river views
- Detached four-bay shed providing ample space for machinery or a workshop, along with an additional five-bay carport for sheltered vehicle parking
- Solar panels are installed on the roof, adding to the property's functionality and energy efficiency

Offered to the market for the first time in 26 years by its original owner, this property presents a rare opportunity for those seeking a tree change with spectacular river views and the benefits of small acreage living. Located just 1.5km from the Tinonee General Store and approximately 12 minutes (11km) from Taree CBD, the property is perfectly positioned to enjoy country living close to town amenities. For further information or to arrange a private viewing, please contact Justin Atkins on 0417 955 176 or Kelly Sawyer on 0421 025 081, this is an opportunity that truly must be seen to be appreciated.

Disclaimer: All information provided has been sourced from relevant third-party providers. While we strive for accuracy, we do not guarantee its correctness and make no warranties regarding the information supplied. Interested parties are advised to conduct their own investigations.

MORE DETAILS

Property ID 1RMBF7G
Property Type House
Land Area 3.36 acre
Including Ensuite
Study
Air Conditioning
Ducted Cooling
Ducted Heating
Toilets (3)
Dishwasher
Outdoor Entertaining
Workshop
Built-in-Robes
Secure Parking
Remote Garage
Solar Panels

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