



203 Maytown Road, Waimate

Lifestyle, Land & Location




Price + GST (if any)

A rare opportunity to secure a substantial rural holding in a tightly held location, and very close to town. This impressive property spans 17.2067 hectares across three titles, offering flexibility, scale, and future potential.

The land is a desirable mix of level to gently sloping contour and is well set up for farming or lifestyle use, featuring 12 fully fenced paddocks for easy stock management. Infrastructure is well established with a shearing shed yards, and sheep yards, a hay barn, a three-bay shed, plus additional older sheds providing ample storage and versatility. With two units of water per day, the property is well supported for livestock and pasture needs. Dual access from both Maytown Road and Parsonage Road adds further convenience and practicality.

The home is perfectly positioned to take in all day sun with peaceful rural surroundings and views towards the Hunters Hills. Designed for comfortable family living, it offers open plan living with two ranch sliders flowing out to a terrace that overlooks established gardens and captures the picturesque backdrop of the Hunters Hills.

Inside, you'll find three generous bedrooms with built-in wardrobes, and a smaller bedroom or office. Separate toilet and bathroom for family convenience. A large separate laundry provides excellent

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FOR SALE

Negotiation

VIEW

By Appointment

AGENTS

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AGENCY

LJ Hooker Waimate

(03) 689 7974

Enting Real Estate Limited

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

functionality, while the double garage with internal access and workshop space completes the package. Properties of this size, with infrastructure already in place and spread across three titles, are seldom available. Whether you're expanding, investing, or seeking a well-established lifestyle property, this is an opportunity not to be missed.

Disclaimer:

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MORE DETAILS

Property ID 8EMGNG
Property Type House
House Size 320 m2
Land Area 17.2 hectare
Licensed Real Estate Agents (REAA2008)

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Total: 168 m²

1st Floor: 168 m²

Excluded Areas: Covered Patio: 8 M², Patio: 53 M², Porch: 3 M²,
Carport: 168 M², Garage: 49 M², Walls: 15 m²

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.



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