

Sold

82 Raymonds Rd, Basket Range




## A HILLS' HIDEAWAY PACKED WITH IMPROVEMENTS

If you're not a fan of noise, hustle and bustle or even people, this is your perfect Hills' hideaway.

Nestled at the end of a long driveway, on just shy of 3/4 of an acre, this hearty 4-bedroom, 2-bathroom brick home sits within the flanks of a glorious Basket Range Valley. Local birds, fruit orchards and sleepy lizards are your neighbours here. The sounds and smells of living in such a beautifully tranquil, leafy setting is purely good for the soul and every day awakens to an everchanging canvas of colours mother nature produces. So cliché to say, 'pretty as a picture', but truth be told, it is.

And it's not just about good views, this 1992 built home with many modern upgrades since, has plenty of additions that sees an off-grid lifestyle ever so possible.

There is now a whopping 21kw solar system with a 6kw Tesla battery, 115,000litres of rainwater plumbed to the house and garden and Starlink provides incredible internet speed to every member in the house, even when they are streaming at the same time. Working from home has never

 4  2  2  2,949 m<sup>2</sup>

Price	SOLD
Property Type	Residential
Property ID	105
Land Area	2,949 m <sup>2</sup>

### AGENT DETAILS

Nina Bidgood - 0419 201 600

### OFFICE DETAILS

Hahndorf Real Estate  
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looked better.

All 4 bedrooms are aptly suited for guest rooms, office spaces or for young kids to see out their teen years, all with new built in robes with extensive drawers and hanging space. The master takes in those glorious views, offers a full wall length of built in robes and a near new ensuite with claw foot bath is a beautiful space to unwind.

The open plan living, dining and kitchen with Smeg oven and Bosch dishwasher is where the family come together on a day-to-day basis and makes a fabulous first impression upon entry into the home. The second living room, with wood fire is wonderfully large, ideal for the kids to have all their toys or practice their musical instruments. A room so useful, it could even be divided to create a 5th bedroom, still with a living room, if required and has newly laid scratch proof flooring.

2years ago the 14kw Daikin reverse cycle heating and cooling system was installed, being fully customisable, where every outlet can be tailored to your preferences of temperature and air output.

You need not worry about lack of storage, there is so much here! The hallway is lined with cupboards and a pull-down staircase to a partially floored ceiling in the attic space is perfect for those treasures that are not everyday items, but desired to be kept.

This property is incredibly neat, tidy and well cared for. It is evident in all the little details. Inside, to maintain consistency, there are all new light fittings and power sockets throughout, all the doors and handles are new, because they look better. Outside, strip drains where beneficial were installed and last year an expansive pest and termite control system, that is maintained quarterly, is in place, not by need, but purely to be preventative.

Even the hot water system has been replaced in '22 with a Thermann 320L and the Aqua Nova septic tank with a '24 new pump is maintained quarterly.

With a beautifully landscaped garden, where meandering paths take you alongside a Winter's creek and multiple fruit trees, this property brings so much to the table. A large, flat outdoor entertaining area bordered by new retaining walls and a pitched roof pergola is ideal for games of basketball, kids to camp out in swags or simply enjoy dinner outside on a warm night and the shed with concrete floor and power is perfect for vehicles or hobbies.

Inspection truly won't disappoint. Come visit this family abode in its' quiet sanctuary setting while you can, because unless you're invited, you'll never know its' here...

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