

Alexandra, 136 Earnscleugh Road

'THE GRANGE'

This very attractive lifestyle property (2.75 ha - 6.79 acres) presents many options.

The original house has been totally transformed into this very modern and stylish home with all the mod cons you would expect a new one to have.

One living area opens right up to let the outside in with stacker doors onto a patio then lawn and up to relish the unsurpassed views of Leaning Rock. A semi closed in outdoor living area with an open fire opens off the lounge to maximise those beautiful evenings.

One real benefit of this property is the additional storage and work shop space that was an old pack house in its day with 3 phase power on a separate meter comprising 234 m2 approx. This could potentially be leased out if it was more than you required.

As if this was not enough there is a 5 bay shed as well and a detached double

3 

3 

2 

For Sale

\$1,149,000

View

ljhooker.co.nz/A9QGME

Contact

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LJ Hooker Alexandra
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garage to house your every day vehicles.

The impeccably maintained grounds surrounding the buildings including the expansive lawn around the house compliment the property.

Add to all this two dams, a wood stand consisting of approx. 90 walnut trees plus Pine and Blue Gum trees, excellent Domestic and Irrigation water supply, room to graze some stock or a pony if you wish and a variety of fruit trees dotted around the section.

If this property as is, is more than you require area wise, the vendors would consider a boundary adjustment to make it more attractive for you or alternatively if you wanted more then there is potentially another 2.8 hectares available to purchase.

Located only minutes from Alexandra.

Viewing really is a must to truly appreciate what this property boasts/exudes.

More About this Property

Property ID	A9QGME
Property Type	Lifestyle
House Size	170 m ²
Land Area	2.75 hectares
Including	Toilets (3) Dishwasher

Licensed Real Estate Agents (REAA2008)

Donna Bain 0275 815 353

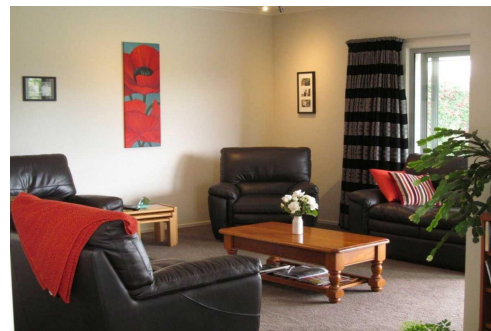
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