



# Escape the city.

*enjoy your very own  
lifestyle retreat...*



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**87 Painters Road, RD1,  
West Melton 7671**



## Looking for that special property, away from the busy-ness of the city?

Look no more. This stunning 4.0348 hectare lifestyle property could be just the answer. Bring the family and the menagerie — there is room for everyone!

Built just over five years ago, this contemporary 3 bedroom plus study, 215m<sup>2</sup> concrete block home offers a full range of exciting design features and elements from its mono-pitch roofing and expansive decking complete with removable shade sail and outdoor speaker connections to its living room feature wall with fireplace and separate shower bay for pets.

This home, with its open plan kitchen, dining and living plus separate lounge, is built for the sun and views of the Torlesse mountain range. Indoor/outdoor flow is a key element here with large floor to ceiling windows and sliding doors opening onto the deck area.

The streamlined kitchen features integrated stainless steel appliances including a large Smeg oven and F&P double dish drawer. The main bedroom includes its own walk-in wardrobe and ensuite as well as opening onto the deck. Quality fittings and fixtures, carpet and Italian tiles used throughout add to the simplistic and modern styling of this home.

### Other outstanding features of this property include:

- North facing
- Bosch internal security system
- private setting with shelter belt on three sides
- internal home network controlling broadband connections and Sky TV throughout the house
- native plant landscaping
- separate high-stud garage/barn with workshop and space for the boat, caravan and at least two or three cars
- deer-fenced and has irrigation to some tree lines, with approx. half in lucerne and the remaining in landscaped section and fenced paddocks
- a mini dog park, complete with secure deer-fencing, an open front and roofed shelter plus decking for the canines to enjoy
- large vegetable garden
- close to West Melton township – primary school, cafes, church, hotel, and wineries
- 25 minutes from the city centre