

Sold



317 West Pine Rd, West Pine



## IMPRESSIVE ACREAGE & SWEEPING OCEAN VIEWS JUST 10 MINS TO PENGUIN.

Rosie the cow and her human family live on a stunning lifestyle acreage (2.5 manageable acres) in West Pine - just a 10 minute drive inland from the popular seaside town of Penguin.

The Coastal views and surrounding vistas are quite simply jaw-dropping.

An uninhibited outlook to Bass Strait from the main living areas and kitchen from the solid and impressive three bedroom brick home can't be ignored.

The home has two living areas under raked ceilings with timber finishes, modern kitchen leading out onto a generous dining area and study nook/office.

The main bathroom has a spa bath and huge shower.

There is a 2nd shower room/toilet in the man sized 12m x 8m (approx) shed, plus there is an equally impressive 12 x 6m (approx) shed with a dedicated wash bay right outside. Also the owner is finishing off a covered caravan-port.

There is over 15,000 litres of available tank water and a potable bore.

🛏 3 🗺 2 🚗 6 📏 9,671 m<sup>2</sup>

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	10
<b>Land Area</b>	9,671 m <sup>2</sup>
<b>Floor Area</b>	175 m <sup>2</sup>

### AGENT DETAILS

Craig Heppell - 0400 180 515

### OFFICE DETAILS

Ulverstone Real Estate  
0400 180 515

 **ULVERSTONE**  
REAL ESTATE

An 8kw solar system tops off the sustainable living aspect of this fantastic property.

It's all here! A fabulous blend of privacy and serenity, with access to all amenities just a short drive away.

What are you waiting for? Come and meet Rosie and experience a lifestyle that's ready-made for you.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*