

78 Nemingha Heights Rd, Tamworth, NSW 2340**Contact Agent**Acreage 4  5  3 **NEMINGHA – “Welcome to “Millbrae”.**

All of our properties are open for inspection... by appointment.
Call First National Real Estate Tamworth on (02) 67666122

Lot 5 DP 246051 (10.12 Hectares – 25 Acres).

Your Private Resort Awaits: 7 Minutes from the City.

Prepare to be moved by a property that redefines lifestyle excellence. Nestled on 25 acres of absolute privacy with sweeping valley views that will take your breath away, this architectural masterpiece is the pinnacle of modern luxury.

Every detail here is designed for the entertainer and the dreamer alike. Imagine mornings spent in sustainable seclusion, your very own olive grove and afternoons spent in your private 10-metre magnesium pool. From the floodlit tennis court to the tranquility of the spa, this is a state-of-the-art retreat where high-end finishes meet resort living. Don't just buy a home, secure your own private sanctuary.

Fast Facts:

- Spacious 4-bedroom residence, all with their very own luxurious bathroom and own private alfresco area
- Detached from the main residence is a dedicated dwelling, perfect for home office – potential 5th bedroom- studio with living area, shower, toilet and vanity
- Master living exudes warmth, texture and timeless elegance. Showcasing exposed beams, dramatic river rock feature walls and dual fireplace.
- An entertainers dream kitchen with premium finishes, underfloor heating, a discreet butler's pantry, integrated servery, and floor-to-ceiling sliding doors spanning the entire wall for indoor-outdoor living
- Daiken reverse cycle air conditioning for year-round comfort
- Exceptional cross - flow ventilation within the home with modern louvres
- Tar circular driveway, highlighted by street solar lights
- Ample car accommodation with easy access to the striking sandstone front entrance
- Energy efficient home, supported by 13.5 kw solar system with provision for battery back up
- Comprehensive water supply, 1 x tank for town water, own bore, 5 x freshwater tanks and a spring fed dam.
- 2 x Septic tanks, with brand new sewer lines
- Additional double bay machinery shed on the block
- Tranquil valley landscape with fertile undulating land, ideal for the grazier or equine enthusiasts

Listed By

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**Open for Inspection**

By Appointment.