

Just Listed



## 215 New Farm Road, Norfolk Island



### Your Island Clifftop Home Awaits!

Welcome to 215 New Farm Road, an extraordinary property set on approximately 2 acres (7109m<sup>2</sup>) of stunning clifftop land. Combining luxury, privacy, and breathtaking ocean views, this exceptional home is a rare gem in Norfolk Island's property market.

This property's unbeatable location, stunning ocean vistas, and versatile layout make it an incredible opportunity for discerning buyers. Whether you're looking for a private family home, an executive retreat, or a potential investment in the high-end accommodation market, this property is sure to impress.

#### Residence Features:

- **Bedrooms:** 3 spacious and private bedrooms, each with its own ensuite, offering maximum comfort and convenience.
- **Bathrooms:** 3.5 bathrooms, including a guest powder room for added practicality.
- **Living Areas:**
  - Expansive open-plan living, dining, kitchen, and rumpus area, complete with a pool table and bar for effortless entertaining.
  - Large formal lounge with a cozy fireplace, perfect for relaxation or hosting guests.
- **Gourmet Kitchen:**
  - Stone benchtops, a large island, a pantry, and modern appliances, including a gas oven and dishwasher.
  - UV water filter installed for added convenience.

🛏 3 🌐 3 🚗 2 📏 7,109 m<sup>2</sup>

<b>Price</b>	\$1,300,000
<b>Property Type</b>	Residential
<b>Property ID</b>	818
<b>Land Area</b>	7,109 m <sup>2</sup>

#### Agent Details

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- **Laundry:** Fully equipped with ample storage.

#### **Outdoor Features:**

- **Verandah:** Expansive rear verandah with uninterrupted ocean views, ideal for relaxing or entertaining. The space comes with a large pine slab table and bench seating for memorable gatherings.
- **Garage:** A 2-bay garage with a concrete floor and roller doors, providing ample storage for vehicles and equipment.
- **Landscaped Gardens:** Beautifully manicured grounds, featuring established fruit trees for a touch of natural charm.

#### **Sustainability Features:**

- 4kW photovoltaic solar power system.
- Energy-efficient solar hot water system with electric booster.
- Underground water tank with a 20,000-gallon capacity.

#### **Location:**

Tucked away in a peaceful rural setting, this property offers ultimate privacy and serenity. The long, private driveway ensures seclusion, while its location is only 5 minutes from the airport and town center, striking the perfect balance between tranquility and convenience.

#### **Additional Features:**

- Fully furnished and equipped - offering a walk-in-walk-out opportunity.
- Foxtel already installed for entertainment needs.
- Previously operated as an upmarket tourist accommodation, making it ideal for executive retreats, holiday rentals, or a luxurious private residence.
- Flat, clifftop land with stunning ocean views and beautifully maintained grounds.

Don't miss out on this clifftop paradise! **Contact us today** to arrange your private inspection of this unique and beautiful property.

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