



VICTOR HARBOR  
4 Lipizzaner Drive - PID: 773345

\$735,000

 4  2  10

## Morgan Park Country Manor

PRIVATE INSPECTIONS ARE ENCOURAGED AND ALL OFFERS CONSIDERED

Magnificent, picturesque and prestigious property located in a beautiful environment in the country estate of Morgan Park. Approximately 2.5 acres (1.02 HA) and only 5 minutes drive to the heart of Victor Harbor and many surrounding schools. This very private sanctuary and beautifully designed home is surrounded by many trees, manicured lawns and gardens that has adopted an abundant of bird life and capturing some amazing rural views. The property is perfect for keeping horses, offering horse stables and day yards fully equipped with power and plumbed water along with access to many riding tracks in the area.

Featuring a spacious entrance to the formal living and dining room, a huge open plan living, casual meals and kitchen. The kitchen includes a wall oven, dishwasher, walk-in pantry, and room for two fridges plus loads of cupboard and bench space. There are 3 bedrooms and a study or 4th bedroom. Master suite comes with a walk-in robe, an ensuite plus a split system, bedrooms 2 and 3 have built-in robes. The formal living room and bedrooms all overlook the gardens with views. The 3-way bathroom and a laundry with storage cupboard plus 3rd w.c complete the home. You can enjoy entertaining your family and friends all year round in the Alfresco outdoor entertaining area located under the main pitched roof with down lights and a section of it is a vergola. Internal features include high ceilings, ducted reverse cycle air-conditioning and ceiling fans. The outer features of the home include a 21 x

