

Sold



12 Livotto Dr, Richmond Hill



## SOLD BY MELANIE STEWART

'Mountain View' is offered to the market for the very first time. It is a shining testament to the owners who custom-designed and built this home on the 'perfect' northern ridges block, with manicured grounds in a whisper-quiet prestigious residential pocket. It is pure elegance!

Designed over two levels to allow for the best of family living while taking the advantage of the stunning mountain views, and allowing perfect functionality and flow, the home is complete with four bedrooms, two luxury bathrooms, a powder room and two separate living areas, both formal and casual. There is a premium, modern entertainer's kitchen with excellent storage, a north facing outdoor entertaining area, laundry with external access, four car lock up garage, workshop, 15 x 7m and 6 x 4m lock up separate sheds, that enjoy clearance heights that are suitable for a motor home, caravan, boat or vehicles, and provide abundant onsite parking and storage.

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**Price** SOLD for  
\$1,020,000

**Property Type** Residential

**Property ID** 1159

### Agent Details

Melanie Stewart - 0421560936

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This home is feature laden inside and out, everything is first-class and beautifully appointed with impeccable taste and flair. High ceilings, stunning flooring, a gas stone fireplace centrepiece, European appliances with stone bench tops, there is easy access from the kitchen to a large, covered outdoor entertainment area. Downstairs there are three generous bedrooms, separate media room, linen room, bathroom and open plan living, dining and kitchen. Upstairs is a separate parents' wing that includes a living room retreat, large main bedroom, designer ensuite and robes. A truly private space for mum and dad to get away from the family and enjoy relaxing while soaking in the stunning mountain views from the upstairs master suite.

The quality of all fixtures and fittings is immediately evident, and no expense has been spared nor corners cut in any aspect of the build, fit-out and design. Mountain View is a gracious home and in total synchronicity with its glorious surrounds... nearly 1.7 acres of rich, volcanic, fertile soil with gardens that are like living in a 5 star resort. There is also a delightful orchard with various fruit trees and vegetable gardens.

Everything is pristine and there is not a cent to spend, nor a finger to lift. It is picture-postcard idyllic Northern Ridges living that so many dream about, and some are lucky enough to embrace! Tucked away in a dress circle neighbourhood in Richmond Hill with local residential traffic only, within easy driving distance to the business centre of Lismore, university, hospital, minutes to both Goonellabah and the village of Alstonville and a short, 20 minute drive to local beaches...it is a slice of verdant hinterland splendour of the very finest calibre.

Inspections will thoroughly charm, this home will appeal to professionals, families and those wanting to move off bigger acreage to a lifestyle block that will still provide them with space and privacy.

The owners have plans in place to relocate and are genuine sellers, call exclusive agent Melanie Stewart on 0421 560 936 to arrange a viewing.

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