






45 Whitticase Lane Wilton NSW

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Price : \$ 1,800,000

Land Size : 23.68 Acres

View : <https://www.acreagesales.com.au/3954554>



Edwin Borg
0418236274

Escape to 'DUNCHIPPIN' on Approx. 23.68 Acres!

Outstanding opportunity to acquire a completely unique, sandstone and brick masterpiece on approx. 23.68 acres (approx. 9.58 Ha), with approx. 8 acres of level, mostly cleared land and beyond, untouched bush land.

'DUNCHIPPIN' embraces the remnants of the original 1840's cottage on the property, an abundance of wildlife and a home you'll never want to leave. Step beyond the expansive wrap around balcony and stained glass windows which frame the home, and be welcomed by rich Blue Gum flooring, soaring Cedar cathedral ceilings and perfect peace and quiet inside.

Highlights of the home include a formal sunken lounge with enormous open fireplace, sunken combined formal dining and living with a bay window overlooking the front of the property, plus slow combustion fireplace to the rear. At the Northern side of the home, a generously-proportioned Blue Gum and Pine kitchen boasts a large walk in pantry, big breakfast bar, quality appliances and access to the outdoors.

All four bedrooms are positioned at the Western end of the home, three with built-ins and fans, the master with a bonus study/parent's retreat, double built-ins and large ensuite with corner spa.

Outdoors discover an enormous approx. 120 sq. m pavilion with high timber ceilings, purpose-built fireplace, swim spa and undisturbed bush views. An adjacent approx. 170 sq. m triple garage (with remotes and sandstone veneer facade) has a bathroom, approx. 45 sq. m workshop with separate roller door plus a second approx. 32 sq. m craft room with rear balcony access.

Separate approx. 16m x 12m steel-frame shed with approx. 14m x 7m addition, slow combustion fireplace, bathroom, office, mezzanine and kitchen facilities - ideal for a home business (subject to council approval).

Be the first to inspect DUNCHIPPIN - you'll be impressed.

Other features include:

- Grand sandstone entrance, gravel driveway
- Main bathroom with claw bath, separate powder room
- Gas outlets (bottled gas)
- Laundry with external access
- 2 x linen
- Town water
- Approx. 12 minutes to Appin
- Close to Bingara Gorge Estate

History of 45 Whitticase Lane

The original sandstone cottage was built approx. 1840 by Sir Thomas Mitchell, the surveyor general of New South Wales at the time, and was used as a worker's cottage.

Fred Whitticase, whom the lane is named after, was brought out from England by Anthony Horden, the principal of a very large department store in Sydney, to be the Anthony Horden and Sons company saddler.

Fred purchased the original cottage during the 1930's, and travelled to Sydney every day by train from Douglas Park and also carried out his saddlery business from the white shed which is still on the property today.

The current owners purchased the property in June 1990 and had carried out considerable restoration work on the building interior; however in January 1993 the cottage was destroyed by an electrical fire together with its contents.

The sandstone of the original cottage had such appeal it was decided to build a new home in the same material. Forty five pallets of sandstone, sufficient for the new house and garage were sourced from Bundanoon Quarries and used to dress the house. The process of preparing the stone took 18 months on weekends and evenings, so after many hundreds of hours of stone preparation, the owner was 'DUNCHIPPIN'.

Photo identification must be presented to the agent by all parties prior to inspections. All care has been taken in providing accurate information in this advertisement. However, prospective purchasers are to rely on their own enquiries.