



110 Wirrimbirra Lane Cedar Brush Creek, NSW

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## Off-Grid Living with Natural Beauty

Set just an hour from Sydney, this near 100-acre property offers a unique opportunity for those looking to live close to nature. With a rich variety of native species- 59 kinds of birds along- this land is alive with lyrebirds, wallabies, possums, koalas, and more, creating an ideal setting for those who value biodiversity and privacy.

The handmade mudbrick house was built over 20 years using clay from the land itself, with reclaimed timber doors, windows, and terracotta tiles. With thick walls and a well-insulated roof, the home maintains a comfortable temperature year-round. The open living area with a straw ceiling and large windows bring natural light indoors, and the three bedrooms, including an upstairs master with a private deck, offer space to rest or work.

A satellite internet connection, mobile signal via WI-FI, and a local CB network keep you connected to the world beyond, without sacrificing privacy.

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This unique property, handcrafted with love over 40 years has been built without formal building permissions, preserving its natural surroundings and providing an alternative to conventional development. Buyers will need financing options that do not require a mortgage,...

Inspect:

Price: \$1,500,000



**Scott Wall**

0413 965 616

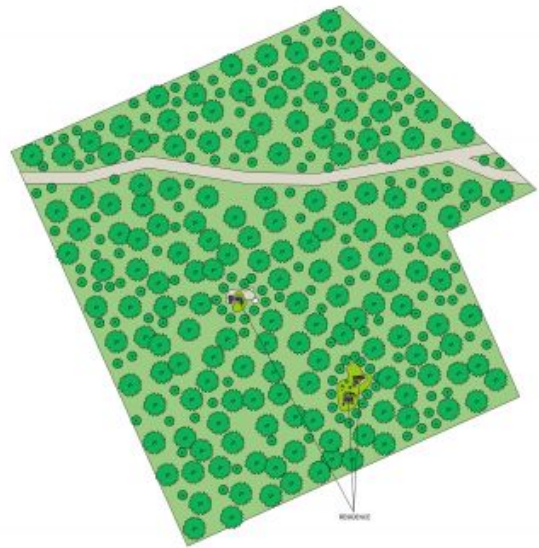


**Kaela Wall**

0434 726 944



110 Wirrimbirra Lane  
CEDAR BRUSH CREEK



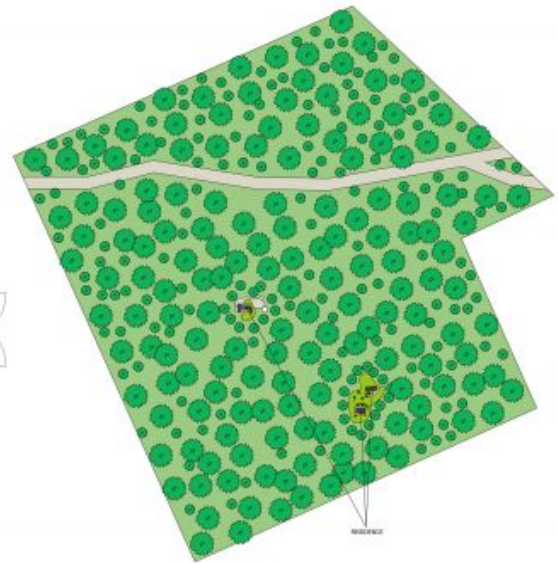
SITE PLAN (NOT TO SCALE)

INTERNAL: 186sqm  
EXTERNAL: 271sqm

PLEASE NOTE: These Floorplan + Site Plans have been generated for marketing purposes and are to be used as a guide only. While all care is taken, no guarantee can be given in respect of accuracy; sizes and dimensions are approximate, actual may vary.



## 2nd House



SITE PLAN (NOT TO SCALE)

INTERNAL: 123sqm  
EXTERNAL: 135sqm

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