

PROPERTY OF THE WEEK

louisemitchell



BAY WATCH



At **55 Gibb Road, Red Hill** is a patch of Victorian coastal paradise.



The contented cattle grazing the fertile pastures at Elandra Park stud enjoy one of the greatest panoramic views of the Mornington Peninsula. No wonder they keep winning awards! In fact, owners Jane and Andrew Ristrom have been so successful with their lowline cattle they need a larger holding than the 20 hectares at Red Hill and so have put their patch of paradise on the market. The Ristroms bought the property about 16 years ago for use as a horse stud with the cattle as a sideline. However the success they have had with the cattle has shifted the focus of the business. The Australian quarantine accredited stud exports embryos to the United States and cattle to China and New Zealand. The property includes a four bedroom house, with open plan kitchen and living area with the views of the bay and Peninsula. The landscaped gardens, include hedgerows, rosaries and laneways. There is a substantial dam with a swimming jetty and pergola, and an all weather menage which is set up for jumps. Opposite the residence is a modern purpose-built stable complex and machinery shed.

Jane will miss the koala she often sees in one of the gum trees that line the main driveway, and the occasional site of kangaroos foraging for food on the ridgeline at dusk.



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CHATEAU NEW ENGLAND

A tree-lined driveway climbs
gently for 700 metres to
3704 Frankston Flinders Road,
Merricks.



Point Leo surf beach, and Western Port Bay punctuated by the Nobbies, the Haystack and Seal Rocks on Phillip Island can be seen from this 14 hectare (approximately 35 acre) property which is ideal for cattle-grazing and horse rearing. The 80 square, four bedroom house is on the most elevated area of the property. Built in 1999, its steeply gabled roofs, dormers, turrets and shutters combine French Provincial and New England architectural styles, which is understandable given its American owners/builders have French connections.

There are vast living spaces, cosy nooks, and surprising rooms such as a cook-book library adjacent to the commercial sized kitchen, which also has a regular pantry plus a butler's pantry. A bricked internal alleyway connects the utility areas (including the mud room, cool room and store rooms) to the living areas.

The vast main bedroom suite has a generous changing room, ensuite and bath retreat. All the other bedrooms have their own ensuites.

There are soul soothing countryside and bay views from most rooms, with a particularly spectacular outlook from the sea-facing, round windows of the bedroom and study in the turreted wing.

A double garage and workshop is linked to the house by a covered breezeway.

