

## THE LAND

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## Rural retreat at Dungog an ideal farm stay option

DISCOVERING "Fosterton Lodge" at Dungog was somewhat unexpected for Jon Ryan and Maxine Rickman.

One day, driving through Dungog, they went to the visitor centre and there learnt about the Fosterton loop drive to the north of town.

"We did that drive, and we just loved the area, and after that we started looking at properties and this one came up," Mr Ryan said.

They have owned "Fosterton Lodge" for six years now and have "absolutely loved it - we love the landscape and the sense of peace and quiet".

That serenity is also enhanced by the property's views to the Barrington Tops, yet coupled with

the convenience of only being 10 kilometres north of Dungog.

"Fosterton Lodge" has a history of running some cattle and horses, but under current ownership the focus has been on a farm stay operation.

Indeed, accommodation is extensive on the property, with the centrepiece being the five-bedroom main house, named The Lodge, which has been enhanced by the addition of a swimming pool by Mr Ryan and Mr Rickman.

Further, the property has two cabins, each with one bedroom. The property has been rented out to visitors for weekends, and a new owner could perhaps continue down this path.

The property is also suited as a lifestyle farm with the capability



"Fosterton Lodge" at Dungog has a five bedroom home taking in surrounding views.

to run a few cattle or horses.

Should a buyer seek to carry out a farm stay operation, or just a small lifestyle farm - or indeed both - the property has been well set up

in order to meet those purposes.

The 40ha (100ac) property has been listed for private sale with David Nolan, Webster Nolan Real Estate, Sydney, and Dillon and Sons,

Dungog, for \$975,000.

■ Contact David Nolan, 0447 278 236; Dillon and Sons, (02) 4992 1704.

- NICK HEYDON