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## Property Details



**575 Sheepstation Creek Road,  
HODDLES CREEK**

**DUAL LIVING MODERN MASTERPIECE ON  
12 ACRES (approx.) WITH VIEWS AND A  
LARGE SHED**

**\$1,550,000 -**

Ducted Cooling

Study

Hydronic Heating

Built In Robes

Dishwasher

Only 3 years young, this architect inspired home offers views and a flexible floorplan to suit any family.

Designed with dual living in mind for multi-generational living, the floorplan can be utilised as it currently is with 2 generations sharing the home or opened up to be a large family home.

Polished concrete, square edged cornices and double-glazed windows are just some of the features of the home along with hydronic heating and refrigerated cooling.

The kitchen is the hub of the home, adjoining the living room and enjoying views to the distant hills, it also offers a large walk-in pantry behind a timber door as well as Caesar stone benchtops, 900mm Falcon oven and dishwasher.

The large master bedroom and ensuite makes you feel like you're on holidays every day with a well-proportioned ensuite including free standing bath with 180 degree views out the windows.

The large second bedroom also offers a full ensuite and nearby there is a study nook for those that work from home.

Down the other end of the house, the 3rd bedroom with large ensuite adjoins the large family room.

The shed is large at 20m x 8m in three bays and includes caretaker quarters with bathroom and 2nd toilet and also a mezzanine upstairs, which could be an ideal games room.

Access to the property is via a quiet sealed road all the way to the front gate, with plenty of room to park the cars, boat, trailer or caravan or any toys you want!  
There is 200,000 litres of water storage and 16kW of solar panels, making this a very low cost of living home.  
There are fruit trees, 6 paddocks and a dam 💎 plenty of space to any animals.

If your dream is to get 💎 off the grid 💎 and back to low-cost living, then this is the home for you.  
Come and enjoy the Yarra Valley lifestyle today!  
Fresh and inviting, this home is ready for a new family.  
Young homes of this quality do not come up for sale often, so be quick!  
All the hard work has been done.

Be sure to call Mick Dolphin 0429 684 522 or Jane Mortimer on 0457 620 542 to arrange a time to view what could be your next place to call home.

Ranges First National COVID directives being followed\*  
<https://www.consumer.vic.gov.au/duediligencechecklist>  
Please note: All property details listed were current at the time of publishing.  
[Statement of Information](#)









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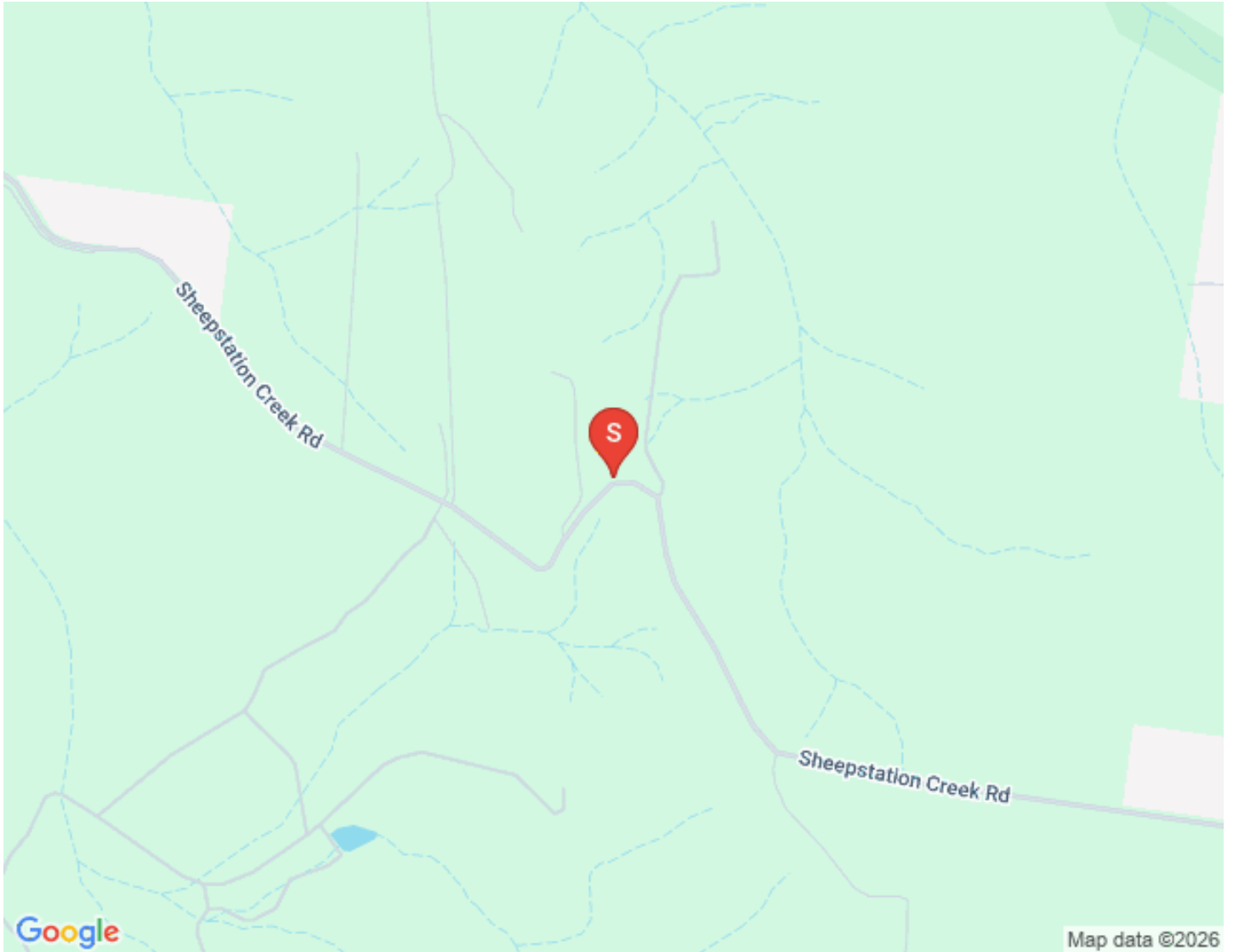
Caretakers cottage

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## Location



## Pricing Information

**The property at 575 Sheepstation Creek Road, HODDLES CREEK is currently for sale at \$1,550,000 - \$1,700,000.**

Click here to view the [Statement of Information](#)

## Neighbouring Suburbs

## Belgrave

### A Character Of Its Own

# Belgrave South

Just a Little South - Click here to find out more about the

- [Belgrave South Suburb Profile](#)



# Cockatoo

A Better Place to Live - Click here to find out more about the

- [Cockatoo Suburb Profile](#)



# Emerald

Get the life you're Looking for - Click here to find out more about the - [Emerald Suburb Profile](#)



# Ferny Creek

Surrounded by Nature - Click here to find out more about the

- [Ferny Creek Suburb Profile](#)



# Gembrook

A Destination that Matters - Click here to find out more about the - [Gembrook Suburb Profile](#)



# Kallista

Tourisim Village - Click here to find out more about the - [Kallista](#)

[Suburb Profile](#)



# Macclesfield

Horse Lovers Paradise - Click here to find out more about the

- [Macclesfield Suburb Profile](#)



# Menzies Creek

Leafy Green - Click here to find out more about the - [Menzies Creek](#)

[Suburb Profile](#)



# Monbulk

Hiding Place In The Hills - Click here to find out more about the - [Monbulk Suburb Profile](#)



# Olinda

Charming Village - Click here to find out more about the [Olinda](#)

[Suburb Profile](#)



# Sassafras

Devonshire Teas And More - Click here to find out more about  
the - [Sassafras Suburb Profile](#)



# Selby

A Place To Belong - Click here to find out more about the [Selby](#)

[Suburb Profile](#)



# Tecoma

Don't Miss It! - Click here to find out more about the [Tecoma](#)

[Suburb Profile](#)



# The Patch

Small but Scenic - Click here to find out more about the - [The](#)

[Patch Suburb Profile](#)



# Upwey

Engage Upwey's Favourite - Click here to find out more about  
the - [Upwey Suburb Profile](#)



## Inspect This Property

### The next scheduled open home is:

\*If no open home is scheduled please contact the agent.

## Key Documents

[Download the Due Diligence Checklist](#)

[Download the Section 32](#)

## Your Local Agents



### **MICK DOLPHIN**

DIRECTOR/LICENSED ESTATE AGENT

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0429 684 522

[MickD@rangesfn.com.au](mailto:MickD@rangesfn.com.au)

## ***Trusted. Local. Results-Driven.***

With over 19 years in real estate and a near-perfect Rate My Agent rating, Mick Dolphin is known for being knowledgeable, straightforward and easy to deal with — delivering strong results while making the process feel simple and stress-free.

### ***What sets Mick apart:***

- Hard working
- Near-perfect Rate My Agent rating
- Genuine, professional and down to earth
- Clear communicator who keeps things simple and manageable
- Strong negotiator focused on the best possible outcome
- 38-year local resident of the Dandenong Ranges
- Deep community involvement with strong local connections
- Practical, real-world knowledge of the hills market
- Embraces modern marketing and technology where it adds value
- Constantly learning and improving to better serve clients
- 19+ years' experience with multiple industry awards
- Business built largely on repeat clients and referrals

### ***Beyond real estate:***

- Proud husband to Meaghan and dad to two boys
- Enjoys time in the garden and at Emerald Lake Park
- A Degree in horticulture with a love of open space and the hills lifestyle
- Cricket/indoor cricket nut playing at Emerald, South Belgrave & Chiefs Cricket Clubs
- Regularly supporting his boys on the sidelines at local sport

Approachable, hardworking and committed to helping clients feel confident every step of the way.

During his real estate career, Mick has consistently excelled, earning the top Diamond Sales Awards every year from 2014–2025, plus achieving top 10 Sales Person of the Year honours in these years, including #2 ranking for Victoria & Tasmania (2019–2021). This has assisted the Ranges First National office rank in the Top First National offices in Victoria and Tasmania from 2017–2025.



## **JANET HAWKINS**

**SALES CONSULTANT**

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0409 117 432

[janeth@rangesfn.com.au](mailto:janeth@rangesfn.com.au)

Janet is a Licensed Estate Agent with 27 years of local real estate experience, making her the most qualified assistant in the area. She will work alongside Mick to address all your needs throughout the sales campaign.

Janet will take care of essential tasks such as booking photos, creating floor plans, organizing drone shots, producing videos, writing advertising copy, and coordinating with stylists and tradespeople before your property hits the market. Her goal is to ensure your property is showcased online in the best possible light.

Known for her reliability, honesty, and extensive knowledge, Janet is a skilled negotiator and sales consultant in her own right. She is your problem solver and a dependable support system during both the sales process and after the sale. You can count on her to prioritize your needs and provide exceptional assistance.

Outside of work, Janet is a proud mother and grandmother. She enjoys reading, dining out, and spending quality time with family and friends. Janet has a passion for travel and living life to the fullest, especially riding her Harley Davidson with her partner, Jock. Additionally, she is an animal lover with two rescue cats, Benny and Chico, and a rescue dog named Axel.

## Helpful Links



## Links

[Home Buyer Guide](#)

[Recent Sales](#)

[New Properties](#)

[Multiple offer form](#)

[Financial Calculators](#)

[People We Trust](#)

## Ranges First National - About Us

Thank you for viewing the E-Book for 575 Sheepstation Creek Road HODDLES CREEK, if you would like further information or would like to view this property, please call Mick Dolphin on 0429 684 522.



Welcome to First National Real Estate Ranges

We're dedicated to delivering an exceptional experience from our Belgrave & Cockatoo office's, so every member of our team strives to make a difference. That begins with our promise – ***We put you first.***

When you need real estate services, it's hard to beat a brand that has been independently endorsed as having Australia's most satisfied customers but that's us, so relax.

To find out which real estate agents rate most highly across Australia, Canstar Blue surveyed adults who had employed an agent over the last three years, whether it related to the buying or selling of a property, lease management, or renting. It found First National Real Estate has been impressing more than any other firm, taking out five-star reviews from consumers in almost every single category, including communication and advice, problem resolution and value for money. In fact, no other real estate agent achieved top marks in any area.

So, whether you're looking to rent, buy or sell a property in Avonsleigh, Belgrave, Belgrave Heights, Belgrave South, Clematis, Cockatoo, Emerald, Ferny Creek, Gembrook, Kallista, Macclesfield, Menzies Creek, Monbulk, Olinda, Tecoma, The Patch, Selby, Sassafras, Sherbooke and Upwey our team will help

you find the perfect place.

Visit the First National Real Estate Ranges Team at one of the two office locations or call us, 03 9754 6111 or email [sales@rangesfn.com.au](mailto:sales@rangesfn.com.au).

***We put you first.***

Regards,

***The Team at First National Ranges - Belgrave & Cockatoo***

