



**427 Cooloolabin Rd, Cooloolabin**



## Tradies, Truck drivers, Plant operators this one's for you!!!!

Private hinterland oasis on 13.8 acres welcome to the secluded paradise in the hinterland of Cooloolabin 5 minutes west of Yandina. 13.8 private acres 1/3 cleared the rest Eucalypt forest & rainforest with the Rock of Ages creek running through the property & a permanent spring. The soil is rich red grow anything soil with permanent water great for the home gardener. Tradies, truck drivers, plant operators this one's for you sheds, sheds & more sheds.

Dual living accommodation with the main home a low-set brick open-plan design which just needs a little modernizing consisting of 3 bedrooms + office the main bedroom with walk-in robe and ensuite. The open-plan kitchen, dining & lounge has a pot-belly stove for the cooler months and a 5 kw reverse cycle air-conditioner for the warmer months. Easy care tiles throughout carpet in the bedrooms. The living opens up onto an enclosed verandah which is south/east facing a great sunroom. Full length under-cover verandah facing north great for entertaining. The kitchen is Tasmanian Oak has a 900mm gas cook-top, electric oven, integrated double fridge space & breakfast bar. The bathroom is in fantastic condition and has a separate bath to shower.

The 2nd home looks like a shed but is totally lined & insulated and attached to the main house by a breeze way and is totally self-contained. It consists of 3 bedrooms, open-plan living with galley style kitchen, separate toilet & bathroom. This part of the home just needs a little TLC

 6  3  13.80 ac

<b>Price</b>	Please Contact Agent
<b>Property Type</b>	Residential
<b>Property ID</b>	1482
<b>Land Area</b>	13.80 ac

### Agent Details

Kate Henderson-Burton - 0458 060 757

### Office Details

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to bring it up to scratch.

There are numerous sheds on the property one being double height garage perfect for truck/boat or bus plus a 4 bay workshop area with concrete floor this also has 3 phase power and a lockable work-shop area. Off the main house is carport parking for 2 plus the 2nd dwelling also has its own garaged parking. Fixed wireless internet has also been installed on the property.

Inspection by appointment only call Kate to organize an inspection  
0458060757

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