

1, 530 THE WEIR ROAD, Proston, Qld 4613

Lifestyle For Sale

Monday, 4 December 2023

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Area: 46 m2

Type: Lifestyle



James Bredhauer
0427549373

\$450,000

This expansive 46.5-hectare block, offering a home for both livestock and nature enthusiasts. It is embraced with good grazing country, the landscapes are semi-open, and lightly timbered with Brigalow, Iron Bark, Blue Gums, and a charming patch of scenic grass trees. A diverse range of soil types grow Native Grasses, Blue Grass, Green Panic, and hints of Love Grass. Adding to the charm are two brand new dams, strategically placed to provide water at each end of the property. There are ample cleared tracks for the ease of driving around the property, and newly cleared house sites where your dreams of rural living can take off. The convenience of power to the property ensures that modern day amenities are at your fingertips including a landline phone available. Water, a lifeline for any property, is secured through 2 dams, Stuart River access and the high pressure Boondooma pipeline, leading to an outlet on the premises (currently, no allocation). An existing pipeline to a tap at the cleared house site makes it an asset. Additional water source includes full river frontage of the Stuart River, offering water for your livestock but also for recreational activities. Boundaries are marked by new external 4-barbed steel galvanized post fences and internally there are older iron bark fences. The close proximity to the Proston Weir & Boondooma Dam is the cherry on top for this property, enhancing the attraction of water-based recreational activities. The Proston Weir on the Stuart River is a short scroll from the property.