

# 1222 Wooliana Road, Daly River, NT 0822



## Sold Acreage

Monday, 14 August 2023

1222 Wooliana Road, Daly River, NT 0822

**Bedrooms: 14**

**Bathrooms: 12**

**Parkings: 10**

**Area: 129 m2**

**Type: Acreage**



Adam Hayes

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**\$1,875,000**

**WE ARE GETTING BIGGER**The Daly Rivers most popular tourist park is growing, with the addition of 2 new Ensuite Cabins, extensions to the main living residence and further expansion of the camp grounds there is even more reason to take this opportunity of a lifetime to purchase this thriving business and tourist park with even further potential for growth.Lee & Jenny's Bush camp is a beautiful and picturesque park on approximately 320 Acres of land nestled along the banks of the iconic Daly River, a river that is commonly referred to by anglers as one of the best Barramundi fishing locations in Australia.Onsite there is an owner's residence comprising of 2 Bedrooms an office and commercial kitchens, as well as multiple accommodation spots including the "Barra Barn "a 2-bedroom house that sleeps up to 6 guests, 10 various cabin/room sites, a camp kitchen, 30 powered caravan and camping sites and an abundance of non-powered bush camping sites. Also included in the park are 2 amenity blocks and a communal laundry, BBQ sites, an in-ground swimming pool and a pontoon on the river.Outside the boundaries of the park on the remaining 300 Acres you will find roaming buffalo, free ranging clean skin cattle and pigs, and the famous Bamboo creek that feeds into the Daly river.Located only minutes from the boat ramp this is the preferred spot for the fishers and their families.Easily run by a husband-and-wife team with the assistance of caretakers this business has taken off with the Booming Australian caravan and tourism industry.With some plant and equipment included this would make for an easy transition for the new owners to walk in and start running the business with nothing else required. An opportunity not to be missed.**INCLUSIONS:**• 2 Bedroom house with office and commercial kitchen (owners' residence)• Barra Barn 2 bedroom house accommodation• Buffalo Lodge 4 X ensuite rooms with verandah• Fishing Camp 2 X studio rooms with kitchens• Bunkhouse 4 X rooms with outdoor kitchen and verandah• Massive Shed and workshop• In-ground swimming pool with shade• 50,000 litres water storage• 2 Amenities blocks• Communal laundry facilities.• Mains power• Camp Kitchen and BBQ areas• Caretakers site• Reception and bush shop• Road is fully sealed to the park entrance• Filleting table for all the fish