

# 125 Garden Road, Cedar Creek, Qld 4207



## House For Sale

Wednesday, 12 June 2024

125 Garden Road, Cedar Creek, Qld 4207

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 10**

**Area: 4 m2**

**Type: House**



Karl Botha

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## Expressions of interest

Immersed in nature in the gateway to the Scenic Rim and featuring safe river frontage with pumping rights for stock and domestic. This lifestyle property combines luxury, functionality, and beauty to spoil its residents with all the trimmings of acreage living on an easy care, gently undulating, 11.3-acre estate. Surrounded by stunning views to the hills beyond, the sprawling manicured grounds offer a multitude of options for the active family, be it swimming in the local waterhole, camping with friends and family on the banks, equine pursuits, hobby farm, riding dirt bikes or kayaking down the creek. The alluvial soil provides an endless supply of lush green grass, perfect conditions for livestock and horses, or for growing produce. The exquisite single level (Circa 1930) fully renovated Queenslander home is simply perfection in every detail, from the rejuvenated hoop pine flooring to the soaring VJ panelled ceilings. There is absolutely nothing left to do but move in and enjoy! The home itself provides a haven for family living with large French and bi-fold timber doors throughout providing a seamless flow from outdoor to indoor living. Light and breezes stream through this beautiful home creating a vibrant and welcoming atmosphere. Entertaining guests is a joy, with ultra spacious covered outdoor patio providing direct access to the indoor dining area, all living rooms and the stunningly renovated kitchen - all in keeping with the essence of this timeless classic. Additional features include:

- 4 generously sized bedrooms, 2 ensuite rooms and 3rd with direct two-way access to family bathroom
- Large master suite with walk-in robe and ensuite with his and her vanities and showers
- 3 timeless federation style, well-appointed bathrooms, including the master ensuite;
- Large laundry with laundry shoot to main bathroom
- Huge living/family/games room with fireplace to host the largest of families
- Stunning newly renovated country kitchen with gas cooking, walk in pantry and masses of cupboard and bench space that opens out to the formal dining room and living room, flanked by the generous outdoor patio with servery and bifold doors and windows
- The alfresco outdoor entertaining spaces are ideal for large gatherings overlooking the stunning vista beyond
- 2-car shed-garage with extra workshop bay and toilet plus additional 5 car carport
- Air conditioning, ceiling fans throughout; 80,000L+ water tank storage with 3 pumps.
- 15kva 3 phase solar system with 42 solar panels and separate solar hot water system.
- Huge barn incorporates stables, feed storage area, caravan, tractor storage and workshop area.
- Fruit trees include Lime, Mango, Avocado, Feijoa, Macadamia
- Water rights to the Albert River for stock and domestic
- Underground water transfer piping throughout the property with relay stations to divert water flow from river to dam, as well as to and from all water storage locations on property: to individual paddocks, to the twin tanks at barn, to water troughs, to the three semi submerged concrete 22,500L water tanks near garage - and between all.
- Underground irrigation to treelined southern boundary gardens (along driveway and down to end of house yard). Turn tap watering.
- Underground electrical to driveway lighting and front gate
- Stock and electric fencing, gates, cattle yards with crush and loading ramp.
- Plunkett Reserve provides hours of horse riding and hiking. Cedar Creek Pony Club 2 minutes away provides access to horse riding tracks up to Tamborine Mountain.
- 2 sheds to store all your gardening tools and toys
- Convenient location, close to Ormeau, Bannockburn, Yatala, Tamborine, local schools, sports fields, walking and equine trails. My personal favourite! It's all about location... Only a short drive to quality private and public schools, local shops, only 12 minutes off the M1. This residential acreage is only 45 minutes to Brisbane, 45 minutes to the Gold Coast, within 25 minutes from major shopping precincts and only a short drive to some of Southeast Queensland's finest natural bushwalks, waterfalls, wineries, cafes and boutique shopping. This unique lifestyle property combines luxury living with practical amenities, making it perfect for an array of buyers looking to embrace a rural lifestyle without compromising on modern comforts. Opportunities like this are rare in the current market. Seize the chance to own this extraordinary riverfront acreage. Book your inspection today! I promise you will fall in love with it just as I have!