

156-109 Bobermien Road, Logan Village, Qld 4207

Wyatt & Fuss

House For Sale

Thursday, 18 April 2024

156-109 Bobermien Road, Logan Village, Qld 4207

Bedrooms: 3

Bathrooms: 1

Parkings: 6

Area: 3 m2

Type: House



Richard Fuss

FOR SALE

Don't wait! this larger-than-average acreage opportunity will not last long. This gently sloping, flood free 9.63 acres has ample space, be it for horses, hobby farm, home business, trucks, tradies, or for those who enjoy privacy and natural surroundings. It offers a well-maintained three bedroom home, powered sheds, a number of grassy fenced paddocks, a good-sized sand arena, horse shelters, an orchard and a dam. It's conveniently located within five minutes of town, with schools, shops and amenities available. What's more, a land holding of this size in a fast developing area presents excellent investment potential for the future-minded buyer.

The well-maintained 1983 build house boasts:

- Full hardwood frame, with tallwood exposed rafters
- Blackbutt and spotted gum timber floors
- Cyprus walls to full-length front and back verandahs
- Three good-sized bedrooms with large built in robes
- Country style kitchen with induction cooktop and pyrolytic oven
- Separate formal living, dining, and family/dining rooms
- Separate toilet, bathroom and laundry
- Large linen cupboard, plus broom and cloak cupboards
- Ceiling fans throughout
- Fujitsu split system air-conditioning to main bedroom and family room
- Wood burning heater/stove
- Freshly painted ceilings and interior
- Two 22,000 litre tanks

Stunning lead light windows in entry, bathroom and kitchen

- New roof and skylights in December 2022
- New electric HWS December 2022

Sheds:

- Powered four bay farm/machinery shed with 3 phase available
- A separate 22,000 litre tank to farm/machinery shed
- 6.6 kw Auswell solar system installed in December 2022
- Powered two bay enclosed garage/shed with carport attached
- Powered cyclone rated garden shed with concrete floor
- Separate shaded and ventilated shipping container for feed, tack, or other hobbies

Outside:

- Five grassed paddocks
- Large level sand arena
- Three horse/animal shelters
- Gravel driveway with ample turning space for large vehicles
- Orchard with chicken pens, enclosed garden and sheep shelter
- Dam

All of this, and only a 5 minute drive to either Yarrabilba or Historical Logan Village with access to many shops and recreational facilities including Woolworths and Coles; medical, dental and allied health; vet practices and produce; hotels, cafes and take-always; parks and pony clubs. Logan Village State Primary School, St Clares Primary, Yarrabilba State Primary School, Emmaus College, Kings College, San Damiano College, Yarrabilba State Secondary, and Canterbury College are all within a 5-15 minute radius. A short 25 minute drive will get you to the M1 where you can go north to Brisbane or South to the Gold Coast. 25 minutes South and you will be surrounded by cafés, restaurants and rainforest on Tamborine Mountain. Don't miss your chance to purchase this rare, larger-than-average average property - Contact Richard Fuss on 0400 707 425 today.

Disclaimer: While every attempt to maintain accuracy has been done, all information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to Wyatt and Fuss Real Estate by other parties. All interested buyers should conduct their independent research. Wyatt and Fuss Real Estate and its agents accept no liability for inaccuracy of information provided.