

**180 Pink Lily Road, Pink Lily, Qld 4702**

**House For Sale**

Wednesday, 10 April 2024



180 Pink Lily Road, Pink Lily, Qld 4702

**Bedrooms: 3**

**Bathrooms: 3**

**Parkings: 8**

**Area: 13 m2**

**Type: House**



Jazz Cullen

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## Expressions of interest closing 11th of May @ 3pm

Welcome to "Kentucky" Nestled on 33 acres of prime land just a stones throw away from Rockhampton CBD, this modern, low set country style homestead offers the perfect blend of rural tranquility and urban convenience. Step outside to be greeted by meticulously manicured gardens, creating a picturesque backdrop to your new lifestyle. Kentucky is the ultimate haven for horse enthusiasts. Meticulously designed to cater to every need of both horse and rider, it is the ultimate trainers paradise. Featuring a spacious colorbond shed with internal stables, mezzanine floor, and well constructed steel sand arenas, it offers ample space for training sessions, clinics, and boarding with its own guest accommodation. Ensuring visitors can comfortably stay while enjoying the equestrian lifestyle. Homestead features:

- 3 bedrooms with office, main with large ensuite, spa bath and walk in robe
- Large modern kitchen with breakfast bar
- Separate lounge/family room
- Front and rear verandahs overlooking the berserker mountains
- Fully air conditioned. 2 x 6.6 solar systems ( 1 for shed, 1 for house on individual metres)
- Water: • 4500 GPH Equipped bore- drinkable
- Rain water tanks supply house

Shed Features: • 28mx19m Large powered colorbond with skillion roof, concrete floor- 3 x Steel portable stables ( can be removed) ( 5mx4m)
- mezzanine floor

Guest Accommodation STCA: • Modern open plan kitchen- Large bathroom
- Open plan living

Paddocks and Fencing: • 33 freehold improved acres- Cutting arena and adjoining yards
- Elevated viewing platform with cold-room and bar
- Day yards
- Round yard
- Fenced into 3 paddocks, barb and steel cattle rail

A dream property, strategically positioned just six minutes from the bustling heart of Rockhampton CBD. This highly improved property boasts the perfect setup for both personal and professional pursuits. Experience the charm of country living, without sacrificing modern comforts. Book your private inspection today.