

189-191 Campbells Pocket Road, Wamuran, Qld 4512



Acreage For Sale

Tuesday, 5 December 2023

189-191 Campbells Pocket Road, Wamuran, Qld 4512

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 3412 m2

Type: Acreage



Linda Upton
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Best Offer Over \$849,000

This delightful property is just a stone's throw from Wamuran village and perfect for the growing family. Offering room for the kids to kick the ball around and plenty of room for the fur-babies as well, this amazing property is definitely more than meets the eye. You will first be struck with the sheer simple beauty that this brick and colorbond home offers. Welcome your guests from your front covered veranda into your spacious open plan living and dining room; complete with ducted air-conditioning and a fire place. The heart of the home – the modern kitchen offers plenty of prep space for cosy family meals or expansive entertaining; complete with gas cooktop, electric oven, dishwasher and microwave space. Four generous bedrooms lead off a central hallway. All have ducted air-conditioning and robes. A fully functional granny flat is nestled towards the rear of the property overlooking farmland, offering privacy and a great outlook for your guests or additional family members. This practical space has a kitchen and ensuite plus a large covered patio. It is air-conditioned, has fans and is carpeted. Wait there is more.... The studio/office/salon offers a practical and versatile space for a home business, teenage retreat or hobby. The studio is airconditioned, has an ensuite and can be accessed either through the front sliding glass door or from the carport. The low-maintenance yard is a bonus. Despite its beauty, the yard has been purposely set out to make it easy to mow. Features include:-MAIN HOUSE> 1975 Brick and Colorbond construction> Ducted air-conditioning and security screens throughout> Open plan lounge and dining> Spacious kitchen with gas cooktop, electric oven, microwave space> King-sized tiled master with fan and robes> 3 additional spacious bedrooms – all with robes, 2 with carpet, 1 with tiles and fan> Bath plus shower in main bathroom> Separate toilet> Covered front veranda along length of house plus covered patio at backGRANNY FLAT> Air-conditioning, fans and floor coverings throughout> Fully lined colorbond construction> King-sized bed space with views over farmland> Two-way bathroom between bedroom and lounge> Open plan lounge and dining> Modern kitchen with gas cooktop and electric oven> Covered patio along full length of granny flatSTUDIO / OFFICE / SALON> Enclosed studio with ensuite, air-conditioning, fan, security screensOUTSIDE> 2 bay carport with roller doors (one also has rear roller door) > Laundry / mud room> Chook run> Children's fort and trampoline> 30,000L underground concrete water tank with pump – plumbed to house – plus mains water> A variety of fruiting trees including lime, orange and macadamia> Raised vegetable gardenVERSATILITYThe versatility of this property is undeniable with many couples increasing their buying power by purchasing dual living acreage with their parents or adult children. Dual occupancy properties also offer many advantages for first home buyers, investors and large families. They provide an excellent opportunity to offset your mortgage and earn a passive income by living in one and renting the other.CONVENIENCEWamuran is a wonderful country town, nestled in the hinterland. The town has all the amenities you need for day-to-day life including shops, medical, primary school and a great community atmosphere. For bigger purchases, Caboolture and Morayfield are only a 14 minute drive away. School buses service this area. Wamuran sits on the D'Aguiar Highway which leads east to Caboolture and the Bruce Highway or west to Woodford, Kilcoy and beyond. Less than an hour to Brisbane or the Sunshine Coast. Call Linda today for your private viewing 0413 349 112.