

235 - 247 Francis Street, Chuwar, Qld 4306



Acreage For Sale

Monday, 27 May 2024

235 - 247 Francis Street, Chuwar, Qld 4306

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 9 m2

Type: Acreage



Ian Keenan

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JUST LISTED

Well positioned in an area with huge future potential. The entire 9.07 hectare block (more than 22 acres) is flood free in a quiet area of Chuwar. Francis Street has direct access to the Warrego Highway which in turn provides freeway access to Brisbane, the Gold and Sunshine Coasts as well as Toowoomba and western areas. This peaceful property is a rare find with an abundance of cleared space as well as great bushland to cater for the local birds and wildlife. The property has been fenced for horses in the past and the established dressage ring could be easily renewed. Other infrastructure includes a 15 amp powered shed, chicken coop and aviary. The block is gently sloping with the existing home located in an elevated position. If you're looking for wide open spaces for your family to ride horses/trail bikes, would love to develop a mini-farm or simply want a great place for your children and pets to enjoy, then you must inspect. With land of this size there are many opportunities to generate an income. At present the property is used for agistment and the home provides a rental income. The three bedroom home is double storied with large living spaces upstairs while downstairs is the laundry and a multi-purpose room offering a tonne of possibilities. There's a large country style kitchen, a generous living room and the additional sunroom offers some great options including use as a home office. A substantial double carport is located adjacent to the home at the rear. The area has town water and a satellite internet connection is available. The privacy offered by this rural block is complemented by the fact that you are only a short distance from all the conveniences of city living. Approximately 5 minutes drive to the rapidly expanding Karalee Shopping Centre with tenancies including Coles, Woolworths, KFC, McDonalds, restaurants, medical, hairdressers, bakery and gym facilities. A 10 minutes drive will have you in the heart of the Ipswich CBD while the Brisbane CBD is roughly 40 minutes away. The rate of growth locally will see the amount of nearby facilities grow substantially in coming years. The current zoning of "Future Urban" also points to the medium term value of this large acreage. For any further information feel free to contact Ian Keenan at any time.