

27-47 Shorthorn Court, Tamborine, Qld 4270

Acreage For Sale

Friday, 3 November 2023

27-47 Shorthorn Court, Tamborine, Qld 4270

Bedrooms: 6

Bathrooms: 4

Parkings: 10

Area: 2 m2

Type: Acreage



Donna Scheel
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Offers Over \$1,200,000

The property – Secluded & private 5.2 acres. A combination of gorgeous natural rocky sandstone hills, established bushland & sensational panoramic mountain views. (Tamborine Mountain school catchment with buses local) The main residence; upstairs consists of 4 bedrooms, main bedroom feature en-suite and deck, fully renovated family bathroom, 2 lounge areas, large open plan kitchen dining living area, 900mm oven with gas cooktop, opening out onto the expansive deck encapsulating the stunning view. Separate BBQ area & awesome fire pit. 22 panel Solar system, tank water (3 tanks) & septic tank. Downstairs is a fully self-contained 1 bedroom unit with New bathroom, New kitchenette & laundry. Previously tenanted at \$350pw. The property also has another fully self-contained separate 1 bedroom cottage/donga, fully renovated in modern farmhouse style which is ready to be used as an AirBnB accommodation with the potential of a \$150-\$200 per night income stream (as is, with room for extension/improvements to increase income) (many add on services available too). The property has been divided into a house yard, front & back divided. 3 separate areas for the livestock including 2 barns and an 18-metre undercover area between 2 20ft shipping containers with insulated skillion roof, it leaves everyone with carport envy! This is the area the animal therapy currently takes place. The lower part of the property (remaining 4 acres or so) would be more usable with a track to access it. Has loads of potential for more accommodation whether it be camping, glamping, tree tents, cabins or tree houses which will also increase your income stream. Or more paddocks for more animals!! Option - or NO option to run a business - Goat Utopia is a Start up therapy farm or health and wellness retreat where all the hard work has already been done & its ready for someone with a huge love of animals & a passion of helping people with (but not limited to) mental health or disabilities work through some of their struggles, decrease anxiety, develop confidence or in general just laugh, smile and feel better! Good dose of endorphins, serotonin & dopamine. The Goats are various breeds of Miniature, Pygmy, Elf, Silky, Angora & Mini Anglo Nubian most with pedigrees for breeding if desired. Everyone loves Baby goats! Goat Utopia is designed to offer small group therapy sessions, Goat yoga, goat milk making workshops, Sip & paint evenings, Goat massages, specific group therapy or support groups such as Veteran services, LGBT groups, Single parent etc. Chose to limit attendees per session to ensure a relaxed environment and for the welfare of the goats. Also offer our location for occupational therapists & other therapists to host their sessions here too. Had interest from Sound & crystal healing therapists & other alternative therapies to combine efforts and offer a package deal to clients. If this is not the desired business, the goats can be removed from the property. As an income stream as a business - some examples; Goat Yoga comfortably caters for groups of 15 per session and the going rate is up to \$52 per person at other locations, we price ours at \$30 with the allowance of a price rise when its baby season. Potential for 2 -3 sessions per day (weekends are best). Therapy sessions are currently \$25 per person with a group of 5. This is purely a meet and greet, pat and cuddle 1 hr session (maybe a Goat massage). With a personal 1 on 1 therapy session with a qualified therapist obviously that would be anywhere from \$80-\$180 per person pending session requirements. The business/Director is able to be NDIS Certified Provider. all pricing is subject to change pending the new owners opinion & wishes. The amount of marketing exposure our clients do for us by posting their photos on social media is absolutely priceless. The feedback from clients is also priceless, animal therapy works and gives our clients such a unique experience. Please if you have any other questions just ask. Owner is happy to also stay on for a month to help with the animals and business.