

317 Anzac Avenue, Marian, Qld 4753



Sold House

Tuesday, 23 January 2024

317 Anzac Avenue, Marian, Qld 4753

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 602 m2

Type: House



Deb Taylor

\$290,000

Well now! Pioneer Elder history has just arrived on the market in Marian north Queensland 25 kilometres west of, the land of opportunity, Mackay. Two side by side, solid hardwood built, with original local timbers from the day. The keen eye can see the potential; looking at now and into the future. Mackay Regional Council living local planning scheme has the area earmarked as an Image/Tourism Corridor. Need we say more? This property can be a renovator's dream, or possibly residential accommodation for staff being a central location to Queensland's incredibly diverse mining and sugar industries. Perfect for the first home buyer as well, or an investment to rent to tenants too. Or buy next door at the same time and build your portfolio. The oldest fruit trees growing in the back yard, high ceilings, original timber floor boards, bore and more. Marian, is the arterial base of the Pioneer Valley west of Mackay. It has all the conveniences you can ask for. Community property at the back boundary is a quiet Council maintained playground and the historical RSL/Community Hall. Within the Marian locality you will also find thriving Marian State Primary School, and Marian Post Office. The historical Railway Hotel, and Dame Nellie Melba House/Museum, more playgrounds for children to play, mechanic workshop and two service stations. Wellness Corner, and a well-supported Op Shop, and of course an ice cream parlour, and other incredible pop-up shops. Multiple mining contractor workshops close by and not to forget our historical Marian Sugar Mill. A Shopping Centre Precinct, with Woolworths, Dollars and Cents discount store, a car wash, Porters Mitre 10, bottle shop, newsagency, local butcher, valley vet surgery, dine in and take away foodery's, chemist, dentists, doctors and chiropractors. Mackay Regional Council Planning Scheme envisages this precinct to grow further. School bus run available for high school students to commute to Mirani State High School and multiple children's Day Care options available. Doorstep to our unique natural wonders The Great Barrier Reef, Cumberland and Whitsunday Islands, and multiple National Parks including the world famous Eungella National Park on The Clarke Range Dalrymple Heights. It's a shore thing. Who wouldn't want to live in our thriving region. You can read about the Mackay Region, and surrounding regions, Whitsunday and Isaac and the listed conveniences by copy and pasting the website links below. Come and join us! A dream place where you can work, rest and play. Open to all reasonable offers. Inspections by appointment only. RSL/Community Hall – <https://rslqld.org/about-us/marian-sub-branch-inc> Marian State High School – <https://marianss.eq.edu.au> Railway Hotel – <https://railwayhotelmarian.com.au/hotel/> Dame Nellie Melba House/Museum – <https://nelliemelbamuseum.com.au/marian-queensland-homes-dame-nellie-melba-museum/> Mechanic Workshop – <https://www.acemarian.com.au> Wellness Corner – <https://www.facebook.com/Wellnesscornermarian/> Marian Sugar Mill – <https://www.mkysugar.com.au/business/Pages/Our-Mills.aspx> Porters Mitre 10 – <https://www.mitre10.com.au/stores/qld/marian-porters-mitre-10-784097> Local Butcher – <https://www.facebook.com/mbwatmarian/> Valley Vet Surgery – <https://valleyvet.com.au> Mirani State High School – <https://miranishs.eq.edu.au> Day Care – <https://www.careforkids.com.au/child-care/marian/4753> Mackay Regional Council – <https://www.mackay.qld.gov.au> Whitsunday Regional Council – <https://www.whitsundayrc.qld.gov.au> Isaac Regional Council – <https://www.isaac.qld.gov.au/Home>