

# 366 Mullins Creek Road, Goomboorian, Qld 4570



## Sold Acreage

Wednesday, 20 September 2023

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**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 8**

**Area: 64 m2**

**Type: Acreage**



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## Contact agent

This exceptional acreage property represents incredible and irreplaceable value!! Positioned at the end of a no through road this 159-acre elevated lifestyle property is truly one of a kind and presents you with the unique opportunity to create your ultimate hinterland sanctuary! The residence is a beautifully presented, architect designed home, with a 8.2 star energy rating. Designed with incredible attention to detail, the single level home has been placed in the perfect position taking advantage of all seasons and the spectacular views while assuring a high level of privacy. Generous living is consistent throughout, with three very spacious bedrooms and two bathrooms, a choice of internal and external living and family areas. For those looking for a dual family option there is a separate 3-bedroom caretakers cottage just a short walk from the main house. Which has been previously rented or would make a perfect Airbnb option for that extra income! This incredible rural property is diverse and will appeal to those seeking a weekend mountain escape, a tree change or those looking for a larger acreage lifestyle option. Main house features:

- Extensive views from every room in the house
- Designed to catch the breezes in summer and the sun in winter
- Main bedroom with ensuite, walk-in-robe, ceiling fan and air con
- Second bedroom with built in cupboards, ceiling fan and air con
- Third bedroom with ceiling fan and air con
- Main bathroom features spacious walk in shower
- Laundry/mud room with built in cupboards
- Large air-conditioned Walk-in-Pantry
- Beautiful spotted gum polished floors
- Eureka Wood built-in fireplace with stonework surrounds in lounge room
- Open plan kitchen, lounge and dining
- Separate large entertainment area with outdoor kitchen and bbq
- Large inground pool
- Extra large double garage
- 3 x 22,460litre stainless steel water tanks
- Taylex wastewater treatment system
- Grundfos water pump with Davey Aquashield Centurion water filter
- 5kw solar power

Caretakers Cottage

- 3 bedrooms, 1 bathroom
- Rear deck with stunning views to Mt Goomboorian
- Large garage with 2 car spaces
- Kitchen with timber benchtop and mini orb features
- Dog proof fence
- 3 phase power
- 5,000 gallon poly tank

Property

- 159 acres (64.35 hectares) Amazing 360 degree views
- Extremely private
- Land for Wildlife registered
- Backs onto Gympie National Park
- 2 road frontage (Mullins Creek Road and Webster Road)
- 4 dams, 2 bores
- 6 paddocks (5 fully fenced 1 partially fenced)
- steel cattle yards with Q Catch Vet Crush
- 3 phase power runs to a pump at main dam
- 5 bay shed with power connected
- 2 x 22,600litre stainless steel water tanks
- 8 rotational garden beds,
- 4 herb beds
- 5m long x 3m wide x 2.72m high shade house with stainless steel sink,
- 2 tap points for watering with dam water, 2 high pressure tap points for fire hoses using dam water
- Established orchard,
- Mullins Creek runs through the property and has permanent waterholes dotted along it.
- Frost free, rich scrub soils with improved pasture
- Mixture of valley and high country with some good stands of timber
- Stocking rate of 40 adult cattle.
- The owner's focus has been on regenerative land management that cares for their livestock, local wildlife and native vegetation
- The cattle are grazed on a rotational system allowing the paddocks to rest for 2 months ensuring year round pasture. The land itself is predominantly hills and valleys with a mixture of open country and stands of native forest. Currently running cattle but the property would be perfect as a hip camp camping ground or just an idyllic weekend getaway from the city life. The property is a scenic, 20 -minute country drive from Gympie, 30 minutes to Tin Can Bay, an hour to some of the coast's most beautiful beaches and the Sunshine Coast Airport. An absolute must to inspect for buyers seeking a private escape in a stunning rural setting. Please note, inspections for this property are strictly by private appointment only.