

483 Bangalow RD, Talofa, NSW 2481



Sold Acreage

Monday, 14 August 2023

483 Bangalow RD, Talofa, NSW 2481

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 46 m2

Type: Acreage



Janis Perkins
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Contact agent

This property is just what tree-change dreams are made of. The position is everything. Located on the highly sought-after Bangalow Road, this lush 116-acre (approx. 47.13ha) hinterland property is just 10 minutes from the world-famous beach town of Byron Bay, and just five minutes from the prestigious village of Bangalow. The fully-fenced property offers stunning views and ocean breezes, as well as a beautiful creek running through, and has the potential for a two-lot subdivision plus Tourist Cabin Potential (STCA). The home is a charming, high-set bungalow with underfloor heating, two bedrooms, and two bathrooms. The main bedroom is expansive with a study, dressing room, walk-in robe, and ensuite, Open Plan lounge dining kitchen, and recreation room. Designed for relaxed, comfortable living, the home offers separate yet connected living and dining areas, which flow seamlessly from the indoors out to the covered verandah, private courtyard, and inviting plunge pool. The natural coral stone flooring features underfloor heating throughout to keep you warm in the winter months, while fully ducted air conditioning will keep you cool in summer. And of course, the plunge pool is the perfect place to relax and rejuvenate after a long day. The flood-free property also offers worker's amenities bursting with potential, a four-bay and three-bay shed, pump house, tool shed, garden shed with an enclosed garden as well as working cattle yards. That most precious commodity - water - is in abundance here, with a creek, spring-fed dam, water tanks and bore with an electric motor. Also included in the sale are approximately 370 prestigious Canary Island Palms, with a value of between \$1,295M - \$2,96M AUD. These palms are highly-sought after for landscaping and offer a substantial commercial opportunity. Properties such as this don't come on the market often. Perfect as is, or bursting with potential for a savvy buyer, this enviable property offers an opportunity to invest in the Byron Bay property market. It is zoned as a mix of RU2 (rural living) DM and R5 (large lot residential), offering many commercial opportunities including tourist cabin potential and a two-parcel subdivision with a prestigious Coopers Shoot address STCA. Please contact Janis Perkins on 0438 841 122 for a full Information Memorandum or to arrange a private viewing.

47.13ha (approximately 116 acres) Two-lot subdivision potential with Coopers Shoot address STCA Fabulous ocean and hinterland views, sea breezes Close proximity to Byron Bay CBD Stunning 2-bedroom bungalow plus workers amenities Central living State of the Art Kitchen - Miele Appliances including coffee machine & plate warmer Coral stone flooring Underfloor heating throughout C-bus lighting system throughout Fully ducted air conditioning Fully enclosed recreation room with solar heated plunge pool 4 bay shed (including one x lockable) 3 bay shed (all lockable) Pump house Tool shed Garden shed Cattle yards Fully fenced Flood free Abundance of that precious commodity - water! Water including Permanent pristine creek Water Tank 30,000L (service home) Water Tanks 2 x 30,000L (serviced by bore) Bore with electric motor (services gardens) Natural spring fed dam Sokar Power 10KW Established Palm plantation Canary Island Palms approx. 370 Canary Island Trees with individual values ranging from \$3500 to \$8000 with an estimated total value \$1.295M - \$2.96M AUD Close to shops, beaches, and all amenities Zoning - mix of RU2 (rural living) DM and R5 (large lot residential) Myriad commercial opportunities STCA Tourist cabin potential STCA Approximately 5 minutes to Byron Bay Golf Course 7 minutes to the historic village Bangalow 10 minutes to Byron Bay shops, cafes, restaurants and beaches 11 minutes to Broken Head 13 minutes to Newrybar 20 minutes to Brunswick Heads 21 minutes to Byron Ballina Airport 53 minutes to Gold Coast International Airport 54 minutes to John Flynn Private Hospital, Gold Coast