

# 5 Petersens Road, Yandaran, Qld 4673

PROPERTY4670

## Acreage For Sale

Sunday, 15 October 2023

5 Petersens Road, Yandaran, Qld 4673

Bedrooms: 3

Bathrooms: 2

Parkings: 10

Area: 2 m2

Type: Acreage



Kathy Foley  
0741340088

## Offers Above \$650,000

If you're looking for that perfect family lifestyle property than look no further than 5 Petersens Road. Of solid brick construction the home features an open plan kitchen/dining room and large lounge with air conditioning with French doors that open out to the verandah. The chef of the home with love the kitchen with its gourmet gas stove & oven and the abundance of bench space, cupboards and drawers and double sink. All 3 bedrooms are a great size, easily accommodate a double bed and have built in wardrobes and ceiling fans. In addition, the master bedroom has air conditioning and its own access to the verandah. The main bathroom features an oversized shower, vanity and separate toilet with wash basin. There is an additional shower and toilet located just off the laundry. The office is cleverly separated from the main living areas to ensure peace and quiet if you work from home or are catching up on your everyday admin. Verandahs surround two sides of the home giving you lots of outdoor living space and beautiful views of the garden areas. The lounge, dining, master suite and laundry all have verandah access. The home is fitted with a Starlink wireless internet connection, approx. 4kva back to grid solar power system, mains power and electric hot water. Total rainwater collection is approx. 30,000 gallons and the home is fully insect screened. There is an abundance of shed space with a powered 3 bay lockable shed, a new 15m x 6m colorbond shed with remote door, double high clearance shade shed which is perfect for a caravan or boat and an oversized lawn locker for the garden equipment. Surrounded by easy care landscaped gardens with paths, sitting areas and designated place for the firepit and there are many more nooks and crannies to explore. The 5 acres are fully fenced with dog wire so the kids and animals can run to their hearts content. There is a dam equipped with an electric pump towards the rear corner of the property that supply's water via underground irrigation to the gardens. The majority of the block is 'white' zoned, meaning if you wish to do any further tree clearing you are able to do so freely. Yandaran is only 2.7km away and offers, general store with fuel, hotel and primary school. School bus is available for both Primary and High school students. Rates are approximately \$850 per 6 months. The property also has bitumen road frontage on both the Petersens Rd and Monduran Rd sides. If you're a fan of the great outdoors Baffle Creek, the Kolan River and Norval Park Beach are just a short drive away. They are great spots for camping, fishing, crabbing or just a day on the water. Yandaran State Forest is located directly across the road. Approx. distances: Yandaran 2.7km, Avondale Tavern 8km, Winfield Boat ramp 30km, Bundaberg 32km, 1770/Agnes Water 91km, Norval Park Beach 16.5km, Miara 15km Google Earth co-ordinates 24 44 12.17 s 152 05 14.35 e We make no representation or warranty as to the accuracy, reliability or completeness of the information relating to the property. Some information has been obtained from third parties and has not been independently verified. Accordingly, no warranty, representation or undertaking, whether expressed or implied, is made and no responsibility is accepted by us as to the accuracy of any part of this, or any further information supplied by or on behalf our behalf, whether orally or in writing.