

**630 Litchfield Park Road, Rum Jungle, NT 0822**



**Sold Acreage**

Tuesday, 26 September 2023

630 Litchfield Park Road, Rum Jungle, NT 0822

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 8 m2**

**Type: Acreage**



For Sale By Owner NT  
0488847018

## Contact agent

If you're looking for an affordable property with great accommodation and endless possibilities, this is a must see. Located only 10 minutes from Batchelor heading to Litchfield National Park, this rural property is blissfully quiet and would be perfect for a hobby farm, tourism opportunity, horses, to build your dream home, or as a retiree retreat - you choose.\* 2 bedroom home with 18m roof over head\* Large living area measuring 10 x 4m\* The timber breakfast bar is a real feature\* Gas cooking top and plenty of bench space\* Bathroom and laundry are combined for a practical wet area\* Semi cleared areas surround the home with some tall timber\* Laneway style driveway leading to house at back of property for additional privacy\* 3 phase power, some infrastructure in place to expand overhead roof\* 20 acres, broken down into 3 paddocks and a house yard\* 1 x Gravity fed 1,000 litre poly tank for stock water\* 3.3 lps bore providing exceptionally good quality water to 10,000 litre poly tank from\* Bitumen frontage on school bus route\* 25 mins to Buley Rock Pools and approx. 50 mins to Coolalinga Set on a semi cleared block with shady trees surrounding the home, there's lush green grass and pockets of established gardens, which all contribute to the homely feel when entering the property. The home offers one good sized bedroom, one small bedroom/office space, large open plan kitchen and dining with floating timber floors in the kitchen and cool tiles in the living area. To keep the home cool all year round there's a huge 18m roof over the entire building. Area under title: 8 hectares 2800sqm (Approx 20.5 acres) Zoning: No Zone Easements: None as per title The Phone Code for this property is: 93041. Please quote this number when phoning or texting. Disclaimer: Whilst every care has been taken to verify the accuracy of the details in this advertisement, For Sale By Owner (forsalebyowner.com.au Pty Ltd) cannot guarantee its correctness. Prospective buyers or tenants need to take such action as is necessary, to satisfy themselves of any pertinent matters.