

# 85 Passmore Road, Stanthorpe, Qld 4380



## Acreage For Sale

Wednesday, 17 April 2024

85 Passmore Road, Stanthorpe, Qld 4380

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 8**

**Area: 2 m2**

**Type: Acreage**



Geoff Schnitzerling

**\$750,000**

Split-level brick home on 4.9 acres (2 ha) in elevated position overlooking magnificent valley, farmland, and an incredible backdrop of mountainous granite formations. With private and comforting country appeal, it is hard to believe that you are less than 5 minute drive from the Stanthorpe CBD. Nature lovers and entertainers will be in their element with an easily maintainable 2 hectare block surrounded my local flora and fauna where you can enjoy a 800m walk to the Queensland College of Wine Tourism (and Varias Restaurant) from your very own doorstep. This practical 3 bedroom home with a designated office (that could be effortlessly utilised as a fourth bedroom) would be the perfect place to raise a family or provide an excellent short-term accommodation setting, allowing guests to become one with the delights of the Granite Belt's natural wonders and endless tourist attractions with accessibility to all amenities. Property Highlights: • 3 good-sized bedrooms (2 with built in robes) • Household bathroom with large shower and separate toilet • Kitchen with gas stove, dishwasher and adjoining meals area • Lounge and formal dining area with wood heater • Reverse cycle air conditioning • Covered outdoor entertainment area • A powered 14m x 9m 3 bay commercial shed (roller doors) • Numerous smaller sheds • 4 x 22,000L & 1 x 100,000L concrete water tanks • 5kw solar system • Less than a 5 minute drive to the town centre • 800m walk to the Queensland College of Wine Tourism (Varias Restaurant) • Excellent views and stunning surroundings from all aspects • Stock and garden dam This wonderful property provides everything you need to establish a comfortable and pleasant lifestyle in the heart of the Granite Belt with endless access to the region's finest attractions. Do not hesitate to arrange an inspection with Geoff Schnitzerling – 0409 947 717 or [geoff@georealestate.com.au](mailto:geoff@georealestate.com.au).