

92-94 High Street, Stanthorpe, Qld 4380



House For Sale

Thursday, 13 June 2024

92-94 High Street, Stanthorpe, Qld 4380

Bedrooms: 5

Bathrooms: 3

Area: 3346 m2

Type: House



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\$1,300,000

92 - 94 High Street Stanthorpe presents a one-of-a-kind opportunity to its new owners, combining the stately elegance of the main historic family home with an adjacent cottage providing a multitude of options (e.g. AirBNB / Rental, teenagers' retreat, elderly residence, man-cave, office, small business site, music studio, workshop, storage). With both homes over 100 years old, you are buying significant pieces of local history (part of the main residence was a doctor's surgery for decades). The main Family Home situated on over 2000sqm consists primarily of 5 main bedrooms, with 2 other rooms which may also be used as accommodation. There is a library / formal dining room, mud room and cosy lounge with a combustion fireplace to ward off the winter chills. Imagine a family singalong in front of the fireplace and a glass of port purchased from one of the many award-winning wineries in Stanthorpe. This residence offers the ideal blend of country and suburban living. You can immerse yourself in the ambience of this beautiful home and step into a world of warmth and comfort, perfect for creating lasting memories with loved ones. The Cottage is a delightful 3 bed, 1 bath home on its own title (1323sqm) with a sizeable backyard and impressive view. The owner has recently painted the entire home and it looks as fresh as a daisy. Perhaps the greatest attraction of this package is the gardens, most notably the tranquil, picturesque main backyard. Savour your morning coffee and prepare for the day as you appreciate whichever tree or bush is currently in bloom. Right now, the autumn leaves are spectacular! Both properties are zoned "Mixed Use" under the local planning scheme, allowing for a variety of different uses, revenue streams or redevelopment opportunities (STCA). Currently permissible business-related uses include: short-term accommodation, retail office space, child-care, a separate work-from-home site with the ability to even serve retail customers (STCA). With Stanthorpe's shops just one block away, this is your gateway to the trendy eateries, parks, wineries and tourist hotspots that Stanthorpe has to offer. Despite being on the main street of town, both residences still maintain a sense of privacy, thus providing the perfect blend of convenience and relative seclusion. There really is nothing like this offering anywhere in the Granite Belt / Southern Downs Region! Such an opportunity might never present itself again.

Property Features

- 92 High Street
- Ducted Air-Conditioning
- Combustion Wood Fire
- Front Verandah
- Rear Entertainment Area / Gazebo
- Polished Floorboards
- 2 x Bathrooms
- Internal Laundry
- 3 x Off-Street Carparks
- 4 x Sheds / Storage Rooms
- 2 x Water Tanks
- Gas Hot Water - Instantaneous and Storage
- Water Filtration System
- Recently Electrically Re-Wired
- 3-phase Power ready
- Separate Outdoor 15A Circuit
- Backyard Access (from side street)

94 High Street

- Fully Painted
- Combustion Wood Fire
- Large Backyard
- Front Privacy Fence
- Backyard Access (from side street via 92 High St)
- Carport / Greenhouse

For more information or to book an inspection, please contact Alison Jones on 0428 776 246. Please ensure you have read the disclaimer here <https://www.raywhite.com/legal-information/> please ask your agent if you have any further questions.