

**95 Basin Road, Wamuran Basin, Qld 4512**



**Acreage For Sale**

Wednesday, 10 April 2024

95 Basin Road, Wamuran Basin, Qld 4512

**Bedrooms: 4**

**Bathrooms: 2**

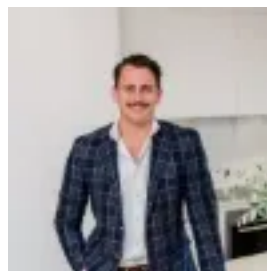
**Parkings: 5**

**Area: 16 m2**

**Type: Acreage**



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## Auction

Welcome to the Faywood farm. The Kathy Sweeney Team are thrilled to present this gorgeous, character filled property that truly does exude country charm and luxury living throughout. Rarely do opportunities like this become available to purchase. This Wamuran property is truly one of a kind, set to feel like a retreat getaway at each and every corner. The property is perched atop of 41 surrounding acres, overlooking the lush grazing pastures and breath taking mountain ridges of Wamuran. It was built to be a forever home, creating a truly magical environment that drops all the stress off your shoulders upon entrance. It promises the laid-back country lifestyle most people only dare to dream of. Tucked away in the highly sought after Wamuran Basin community, the property is within minutes to Wamuran town centre, offering you the perfect blend of convenience, versatility and lifestyle. The layout of the floor plan creates the dream lifestyle for any type of buyer, with a seamless flow of indoor and outdoor entertaining, as well as multiple living areas, a full sized separate laundry and expansive kitchen. With private electric gate access, soak in the views of the lush surrounds and tranquil dam as you head up the driveway to the property. The breathtaking views continue spanning out from the large front deck as you get ready to enter, with built in serving window from the gourmet kitchen to the outdoor bar area servicing the stunning entertaining area. The homely warmth is evident the moment you step inside. Indulge in the comfort of a large formal lounge room, featuring a stunning timber raked ceiling, unique fans and reverse cycle air conditioning. Stepping through the beautiful french doors you're led into the dining area. Continuing through is the expansive living room overlooking the beautiful gourmet kitchen. All areas boast large windows overlooking the immaculate views outside, allowing an abundance of natural light in. The master bedroom located at the front of the home feels like a retreat and features a walk in wardrobe, an ensuite, a good sized shower and toilet. It also has a split system air-conditioner, a ceiling fan and large windows allowing natural light to enter. All remaining 3 spacious bedrooms include ceiling fans, large windows & built in wardrobes. Every care has gone into the home to service the entertainer of the family. The stylish, galley kitchen features premium stainless steel Westinghouse appliances, double sink with gooseneck tap fitting, bread cupboard for discreet storage of appliances, breakfast bar and an abundance of cupboard and bench space. Truly a chef's delight. Either side of the kitchen, you have the dining room and study nook/second living area. A seamless layout as you move throughout the home. The home has undergone fresh renovations of the separate laundry and has been freshly painted throughout. Boasting a brand new lease on life, ready for it's newest owners to indulge in the luxury and peaceful surrounds this property has to offer. The laundry is ensured to impress with the stunning and expansive timber bench space, as well as an abundance of cupboards, gorgeous subway tile splashbacks and floating shelving. As you head outside, the beautiful gardens that surround the home, create a picturesque setting for the incredible inground mineral pool with bionizer system. Surrounded by Italian cut pavers and glass fencing, this space truly offers a private oasis retreat atop of rolling hills of your scenic farm. The expansive yard continues, with a stone retained campfire area and private vegetable gardens with automated tank watering and double outlet electrical power servicing the area. For those with an interest in cattle, the property comes equipped with quality cattle yards, ensuring convenience and efficiency for cattle management. The hobby farm also features 2 large sheds. The main three bay machinery shed measuring 12m x 6m x 3m, with a 6m x 3m mezzanine and 3 phase power. The second 9m x 9m shed being the animal barn, with main roller door and 6 personal access doors to 6 x 3m bays with windows, 12,000L water tank supply connected to household water and fully powered. Property Features: Inside:- 4 bedrooms fitted with built in robes, Master with walk in robe and ensuite- Study space or second living area- Spacious lounge room with designer raked ceiling- Split system air conditioning units to kitchen/dining, living room and master bedroom- Ceiling fans throughout- Stainless steel appliances- 5 Burner Westinghouse Gas cooktop & Electric Oven- Multi function Westinghouse microwave/Convection/Grill Outside:- Solar 5kw panels- 2 x large water tanks- In-ground mineral pool 10m x 3.5m equipped with Bionizer System with outdoor power outlets- Caravan height carport- Large front deck and entertaining area with gorgeous views- Built-in dog kennel with automatic water dispenser- Main 3 door shed, 12m x 6m x 3m with 6m x 3m mezzanine- Three bay machinery shed with 3 Phase supply- Barn animal shed 9m x 9m with 6 personal access doors to 6 x 3m bays with windows- 12,000L water supply tank, connected to household water- Fully powered- Water connected- 6x interconnected rotational paddocks with connected troughs- Pumping 36,000 litre tank- Tanks connected to garden, pool & troughs- Decking, Hand cut Italian paving & Clear glass fencing surrounding the pool - Landscaped gardens- 4 x undercover shaded raised garden vegetable beds with automated tank watering fully shade clothed and double outlet electrical power- Solar powered six zone Hunter irrigation controller with filter- Water feed from dam to hilltop holding tank- Irrigation dam pump and house.

Davey twin impeller with genuine Honda GX200 engine- New asphalt drive with Cattle entrance to home- Automated gate opener with keypad, cards swipe and remotes- 6 x rotational paddocks, with troughs and dam watering system- Fully fenced and gated- Weather Station to indoor monitoring system- Hanging basket watering system- Close to School Bus Pick up/ drop off- Applicable for Australia Post Delivery- Within commuting distance to the Brisbane CBD Stock Yards:- Ringer Cattle Crush- Gated loading/unloading cattle truck ramp- 5 bar steel fencing yards This breath-taking home is a dream that ticks all the boxes. To view and start your future memories, call Kathy or Will today on 0427 374 117. This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. Disclaimer: Information contained on any marketing material, website or other portal should not be relied upon and you should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property. Any rental appraisal advertised or provided was current at the time of the appraisal and may fluctuate depending on market movement. RE/MAX Living Agents shall not be responsible should the appraisal or any part thereof be incorrect or incomplete in any way.