

176 Pike Rd, Woolooga, QLD, 4570



Acreage Semi-rural For Sale

Thursday, 22 August 2024

176 Pike Rd, Woolooga, QLD, 4570

Bedrooms: 3

Bathrooms: 1

Parkings: 5

Type: Acreage Semi-rural



Ian Partington
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UNDER CONTRACT

Just 5.8klms from Woolooga township, this very gently sloping 40 acre property fronts an impressive portion of Wide Bay Creek!

With a 10 acre irrigation licence this property was previously used to grow Lucerne but could easily be used for small crop production or alternatively used as a lifestyle property perfect for camping and canoeing.

The owner is offering this property on a walk in walk out basis which would include all the machinery, pumps and irrigation.

There is another option to buy the property without equipment at a lower price.

The Home:

- * Lowset 3 bedroom besser block.
- * One bathroom, open plan living.
- * Verandahs front and back.
- * Water tank and fenced yard.

Water:

- * Creek frontage to Wide Bay Creek.
- * 10 acre irrigation licence.
- * Established dam.
- * Extensive network of underground irrigation pipes to the home and sheds with 3 x 100mm hydrants ready for connection to irrigation in the 10 acre fenced cultivation area. Power is connected at the creek bank.

Infrastructure:

- * 15m x 9m machinery shed with self-contained home-built cabin inside connected to water and power.
- * 12m x 13m (4.5m high) open hayshed.
- * 12m x 6m 3 bay open vehicle shed.
- * 3 stables.
- * Steel stockyards with loading ramp.
- * Large round yard.
- * Stockproof fencing in good condition with mixture of split post timber and steel posts. Some 5 strand barbed wire the rest 4 strand. 5 paddocks.

7 mins Woolooga

32 mins Gympie

Call Ian Partington on 0407 746280 - 7 days.

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