

**688 Mount Hutton Road, Greenlands, QLD, 4380**



**Acreage Semi-rural For Sale**

Monday, 23 September 2024

688 Mount Hutton Road, Greenlands, QLD, 4380

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: Acreage Semi-rural**



Deborah Lubke

0421649232

## Escape the Rat Race with This Tranquil 34-Acre Lifestyle Property WIWO

Discover the perfect rural retreat just 20km from Stanthorpe! Set on a serene 34-acre block with two road frontages that end in peaceful cul-de-sacs, this unique stone and timber home offers ultimate privacy and tranquillity. Whether you're seeking a lifestyle change or a hobby farm, this property has everything you need to live your dream.

### Key Features:

- ☑ Character-filled stone home with striking stonework, exposed beams, and concrete interiors
- ☑ 2 bedrooms with built-in robes, plus a sunroom/dining room converted into a 3rd bedroom
- ☑ Office nook for working from home
- ☑ Combined bathroom, laundry, and toilet
- ☑ Stay comfortable year-round with a reverse cycle air conditioner, ceiling fans, and a large stone fireplace (firewood is plentiful on the property!)
- ☑ Skymesh internet connected for reliable calls and internet, with phone cabling available for a landline
- ☑ Modern conveniences like a dishwasher, rangehood, and gas stove (just needs connecting)
- ☑ Large walk-in pantry with abundant storage
- ☑ Enjoy evenings around the large outdoor firepit

### Self-Sufficiency & Sustainability:

- ☑ 14,000 gallons of water storage, with potential to pump from one of the two large dams
- ☑ 20 solar panels feeding back into the grid for low power bills
- ☑ Fully fenced property, with some interior fencing

### Sheds & Outbuildings:

- ☑ Enclosed 2-bay storage shed (previously used as dog runs)
- ☑ Open 2-bay shed for car storage
- ☑ Large lockable workshop and several smaller storage sheds
- ☑ Greenhouse, garden, and nursery sheds perfect for growing your own produce
- ☑ Cattery with tunnel access from the house for your pets
- ☑ 11 chicken pens with cages, incubator, and a starter flock of 50+ chickens
- ☑ Round yard made of 9 four-rail panels, currently used as a dog run

### Lifestyle:

- ☑ Variety of fruit trees and vines for homegrown harvests
- ☑ Only 20km to Stanthorpe, 11km to the local rubbish dump, and 6km to the nearest school (bus service available)
- ☑ Postal service 3 times a week
- ☑ Rates: \$707 per half year

This walk-in, walk-out (WIWO) property is ready for you to move in and enjoy, with most of the essentials included (excluding personal items and some livestock).

All enquiries are welcome, and viewings are encouraged. This is a rare opportunity to escape the hustle and bustle and live a self-sufficient, peaceful lifestyle.

**Disclaimer:** The information provided above has been supplied by the vendor. We do not take responsibility for its accuracy and merely pass it on. Interested parties should conduct their own investigations to verify the information's accuracy. We recommend prospective buyers seek legal and financial advice before entering into any contractual agreement.