

**88 Edwards Rd, Amamoor, QLD, 4570**



**Acreage Semi-rural For Sale**

Thursday, 22 August 2024

88 Edwards Rd, Amamoor, QLD, 4570

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Acreage Semi-rural**



Karla Ryan

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## Breathtaking Views of the Valley

Welcome to the serene sanctuary of 88 Edwards Road, Amamoor.

Prepare to be captivated by the sheer beauty and boundless potential that this property and farm have to offer.

Nestled amidst the verdant expanse of over 2300 mature macadamia trees, this picturesque estate exudes an undeniable charm that seamlessly blends rustic elegance with modern comforts.

At the heart of this idyllic setting stands a Queenslander-style home, with modern features, a wrap-around veranda, and breathtaking views that extend as far as the eye can see, this residence beckons you to step inside and experience the lifestyle that this property has to offer.

Upon entering, you are greeted by the warm embrace of beautiful timber flooring that stretches throughout the home, inviting you to explore further. The spacious living area boasts panoramic vistas of the surrounding countryside, offering a constant reminder of truly how beautiful the valley is.

### Property Features:

- 3 Bedrooms
- 2 Bathrooms
- Modern kitchen with dishwasher
- Large living area that looks out over the property
- Dining
- Study nook
- Double carport
- Timber flooring
- Clawfoot bath
- Large master with ensuite
- Ceiling fans throughout the home
- Air-conditioning in living
- High ceilings
- Internal laundry
- Under home storage
- Over 2300 mature Macadamia trees
- 32 acres with 2 Dams
- Pumps and water mains
- 5-Bay machinery shed
- All equipment required for maintaining trees and harvesting & processing Macadamia nuts
- Walk in walkout

This is a fantastic chance to purchase a walk-in walk-out macadamia farm for a full list of machinery staying with the property or to arrange an inspection please contact Karla Ryan.

### Inspection Disclaimer

This property is not a public place and is someone's home, investment, or private property. Ray White will and has the right to properly qualify all potential purchasers who apply for an inspection and reserve all rights to refuse said inspection without explanation. Animals are not welcome at inspections whatsoever, to ensure the health and safety of our staff, along with the occupants within the home and the general public. Children who know how to conduct themselves in a respectful manner are most welcome, however, those who do not - along with their parents, will be

respectfully asked to leave. Please note that under no circumstances, is anyone authorised to enter the property without the supervision of a Ray White representative.

#### Information Disclaimer

Although Ray White Gympie has provided all information related to this property to the best of our knowledge and resources, we shall not be held accountable or responsible for its accuracy. Ray White Gympie urges all buyers to conduct their own independent research and consult their own professionals to conduct due diligence before purchasing.