

# Address available on request, Kanigan, Qld 4570



## Lifestyle For Sale

Wednesday, 17 April 2024

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Area: 101 m2

Type: Lifestyle



Desley Shailer

**\$1,100,000**

Absolutely unique 100.3 hectares (250 acres) of freehold country with located in the beautiful Kanigan area, just over 50 kilometres from Rainbow Beach as the crow flies. This vacant pristine eco friendly land has only just come on to the market This property could be adapted to any number of enterprises not limited to Camping 4 Wheel Driving holiday retreat with the most amazing scenery looking out upon the Fraser Coast hinterland to the East and looking over forever to the West. Currently being utilised for cattle grazing. The location ensures unparalleled privacy, all while being just minutes away from the convenience of the Bruce Highway and the soon to be completed Gympie bypass, making travel to the Sunshine Coast and Brisbane even quicker. Summary Features:

- 250 acres (100.3 ha) prime cattle grazing - private & secluded no through road, with a second road access if needed. Located just 30 minutes North Gympie and 40 minutes South of Maryborough
- Mesmerising 360-degree views with multiple sites to build your dream home
- Rich scrub soils with lush pastures of Rhodes Grass, Green Panic and Kikuyu
- Outstanding water supply with 3 Well located dams and creek to catch the pure mountain runoff water. Also an unequipped bore rated at 1900 GPH
- Portable steel cattle yards with loading ramp
- Exceptional site for an Eco Tourism venture (stca)
- Access to power across council road.

The popularity of this region of Queensland is becoming extreme so now is the time to pick your winner. If you have been searching for a paddock of this size contact me today, Desley Shailer, Unique Property Acquisitions 0488 131 337. [desley@uniquepropertypartners.com.au](mailto:desley@uniquepropertypartners.com.au) Inspection by appointment only. Disclaimer: The Agent does not give any warranty as to errors or omissions, if any, in these particulars, the provided information from the Vendor can be deemed reliable but not accurate. Any persons interested in the property should conduct their own research.