

# 34 Cheshire Place, Gooburrum, Qld 4670

## House For Sale

Tuesday, 25 June 2024

34 Cheshire Place, Gooburrum, Qld 4670

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 4**

**Area: 1 m2**

**Type: House**



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## Offers Over \$1,390,000

Located within the prestigious Estate of Gooburrum Grange this upmarket property lends itself to a family looking to live within beautiful surrounds just North of Bundaberg. The residence has been recently renovated to an immaculate standard and boasts an area of approximately 620m<sup>2</sup> and is situated on 3 spacious acres of land. Conveniently located 8 km's North of the Bundaberg CBD, it is in close proximity to the Gooburrum School, Fairymead boat ramp, Moore Park Beach to the North, and Rosedale Road for access to 1770. Building Areas approximately: Living Area: 164m<sup>2</sup> Enclosed entertaining area with inground pool: 182m<sup>2</sup> Four car Garage: 150m<sup>2</sup> Verandah: 123m<sup>2</sup> Greenhouse: 70m<sup>2</sup> Open farm shed: 84m<sup>2</sup>

**Specific Overview:**-Spacious 5-bedroom residence, main with ensuite and walk-in-robe.-Large bedrooms with built-in-ropes.-Fully sized office adjoining main bedroom with built in cupboards and built in desks.-Media room with large built-in shelving, or bedroom 5.-Spacious dining area.-Spacious sunken lounge.-Large kitchen with kitchen island, pantry and waterfall featured bench tops, and stone wall setting.-Main bathroom.-Large Laundry with separate toilet.-Under the same roof line is a massive entertaining area with inground pool. (Fully enclosed)-4 Car garage divided in two, with built in cupboards and mezzanine floor-(One garage allows access either end, and solid staircase to mezzanine floor).-Or use one side as a workshop.-Spacious 3-sided verandah plus outdoor hardstand.

**Internal features:**-Kitchen: 1.5 bowl sink, kitchen island, ample floor and wall cupboards, gas cooktop stove with rangehood and wall oven, walk in-pantry and plumbing for fridge.-Ensuite: Double vanity unit, shower and toilet.-Bathroom: Bath, shower recess and double vanity unit.-Laundry: Built-in- cupboard, double stainless-steel sink and built-in-bench.-Inground pool area facilitating: Showers recess, single sink and toilet.-Inground pool: Child proof fencing, council approved.-9 foot ceilings with recessed lighting and ceiling fans.-Wall mounted air conditioning unit to main bedroom.-Central air conditioning unit to living areas.-Security doors and screens, venetians and blinds throughout.-Fixed wireless internet and Foxtel dish.

**External features:**-Colorbond fencing to 2 sides and panel fencing to the front boundary.-Domestic water bore.-2 X solar systems, 6.5 Kva each with 48 panels.-Sprinkler system on a timer for maintaining the lawn, incorporating 'ring lines' around the residence.-Ample taps selectively spaced for watering.-Established greenhouse for organic growing with in-house watering system-12 raised garden beds-Open farm shed catering for chickens, goats your call.-Pressed gravel driveway with concrete edging.-Concrete apron to garage.-New Everhard enviro system.-Electric security gate.-Various trees including over 170 lemon myrtle trees, 6 well established mango trees, bananas, macadamia nuts, and avocado tree.

**Land component:**-Elevated parcel comprising 3 acres with rich alluvial soil-Fully fenced-Predominantly level throughout with a very slight gradient from north to south-Southerly outlook-Impressive road frontage- 95 metres This prestige property boasts approximately 620m<sup>2</sup> of living including a massive entertaining area to cater for family and friends. Not only accommodating 5 spacious bedrooms it is situated on 3 level acres allowing for plenty of organic growing. Ever considered working from home or not getting sunburnt while having a dip in the pool, well this property will accommodate all your needs. Mark my word, properties of this stature are rarely listed let alone last in the market place!