

66 Hills Road, Closeburn, Qld 4520

House For Sale

Sunday, 23 June 2024



66 Hills Road, Closeburn, Qld 4520

Bedrooms: 7

Bathrooms: 4

Parkings: 1

Area: 2 m2

Type: House



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Contact Agent

Prestigiously positioned commanding over 7 acres of picturesque usable land, this modern residence blends luxury, functionality, and income potential. Surrounded by sweeping mountain views, it seamlessly combines family comfort with dual living spaces, including a successful Airbnb cottage. Crafted by Clarendon Homes in 2010, the main residence features a sophisticated layout with high ceilings and an expansive use of glass, flooding the open-plan design with natural light, showcasing panoramic vistas of the D'Aguiar mountain range and surrounding countryside. Ideal for modern family living, the home offers a versatile floorplan crafted for connectivity and entertaining. An impressive open-plan kitchen featuring stone benchtops, quality appliances and butler's pantry flows effortlessly to spacious living and dining areas, connecting to a large north-facing outdoor entertainment space, sparkling inground pool with tranquil water feature and a large flat fully fenced house yard; perfect for kids and pets! Featuring five bedrooms in the main home and two additional rooms with external access, it offers flexibility as extra bedrooms, a home gym, play area, or home office, potentially making it a seven-bedroom residence. Upstairs, the luxurious parents retreat includes a lounge, walk-in robe, modern ensuite and a private balcony, offering space for quiet contemplation, enjoying golden sunsets over neighbouring dams, paddocks and mountain peaks beyond. Adding to the property's appeal, 'Hills Cottage' is a fully self-contained 2nd residence, enjoying its own private driveway and an impressive 80% occupancy rate on Airbnb. Designed for comfort and privacy, it includes a full kitchen, butler's pantry, two covered decks, light-filled bedrooms, a modern bathroom, separate laundry, private parking, and a fenced yard. Ideal for extended family or as a continuing income stream, this cottage offers versatility and exciting future potential. Furthermore, a spacious 4-bay shed has been meticulously lined and insulated to serve as a professional gym/yoga space, complete with a powder room and its own private access. This versatile area presents opportunities for a home-based business, professional rooms, artist's retreat, or space for rural pursuits. Located just 10 minutes from the charm of Samford Village, renowned for its schools, dining, shopping, and recreational facilities, the property is located amongst a community of friendly neighbours, where warm smiles and friendly waves are the norm; offering the perfect blend of modern convenience and country living, all within an easy commute to suburban offerings, Brisbane CBD and Airport. Contact Team Chelsea Perry of Craig Doyle Real Estate Samford to discuss this exciting opportunity.

At a Glance...

- Main Residence:-** Built in 2010 by Clarendon Homes, this two-storey brick and weatherboard home boasts a contemporary aesthetic.- The expansive 2.7m high open plan kitchen/lounge/dining area downstairs offers a seamless flow.- Enjoy a landscaped outdoor entertaining area overlooking a sparkling pool.- The kitchen features stone counters, an entertainer's oven, gas cooktop, and a butler's pantry.- Includes 5 bedrooms plus 2 additional rooms for flexible use as bedrooms, workspaces, gym, or play areas.
- Cottage:-** 'Hills Cottage' offers 2 well-sized bedrooms, with the master featuring a generous walk-in robe.- Open plan lounge/dining/kitchen area connects to a north-east facing entertainer's deck.- Full-sized kitchen includes an island, stone counters, and a butler's pantry.- Private driveway, fully fenced level lawn, and stunning views.- Currently boasting 80% occupancy rate on Airbnb

Property Features:- Situated on 7.3 fully fenced lush, horse-friendly acres.- Convenient access to reputable riding clubs and Lake Samsonvale riding trails.- A 4-bay shed with a powder room, currently used as a professional gym and yoga space.- 90,000 litres of tank water capacity and creek access from the paddock.- Productive fruit trees including- NBN internet, ducted AC in main residence split system AC in cottage and shed, and solar power.

Location:- 8 mins to Samford Village | 12 mins to Dayboro Township- 17 mins to Ferny Grove Train Station & the soon to be completed entertainment precinct- 45 mins to Brisbane CBD & Airport- 4 min drive to Mount Samson State School | 10 min drive to Samford State School- 12 min drive to Samford Valley Steiner School- 18 min drive to Ferny Grove State High School- 3 min drive to Cedar Creek Hall bus stop connecting to private schools- Easy connections via Winn Road to Northern Suburbs

Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.