

# Bottlebrush Court, Pie Creek, QLD, 4570



## Land For Sale

Thursday, 22 August 2024

Bottlebrush Court, Pie Creek, QLD, 4570

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: Land

## UNDER \$590,000!

Situated in Gympies BEST acreage subdivisions is this new home and land package.

Located on a quiet ring road in rolling dairy country with nice views down the valley you are just 8 minutes drive from Gympie Southside Shopping Centre and Southside School.

The 1 acre 4043m<sup>2</sup> property has been prepared by the developer with a large bench cut (level building site) making building so easy and allowing for easy access even with the biggest boat or RV.

The home is to be built by a well recognised and respected builder with 2 display homes for you to inspect and ensure you are building with a quality builder at the right price!

### THE DESIGN

Featuring open plan living with media room, ensuite, walkin pantry, walkin linen and walkin wardrobe off main bedroom plus a alfresco. Why choose between size and style when you can have both?

Package price includes a "rural pack" - 2x 22,500 litre poly water tanks + Taylex sewage waste system - supplied by local company. Installed only by builder.

- \* HIA fixed price building contract
- \* 7 year structural warranty
- \* Up to 500mm crossfall on site (all lots are bench cut)
- \* Ceiling fans to all bedrooms and alfresco
- \* Futjitsu reverse cycle split AC to living room
- \* Flyscreens to all windows and doors
- \* All floor coverings throughout - choice of tiles, carpet or laminate timber floorboards
- \* 20mm stone benchtops throughout
- \* Stainless steel door stops
- \* LED downlights throughout and blinds to all doors and windows
- \* NBN Connection including 1 data point
- \* Digital TV Antenna & telephone point to living area
- \* All council and insurance fees, building approvals fees, engineers soil test & contour survey
- \* Kordon Termite treatment (10yr guarantee)
- \* BEKO dishwasher and BEKO appliances in kitchen. Overhead cupboards.
- \* Colourbond roof, panel lift garage door and electric hot water system
- \* Exposed agg concrete alfresco & porch entry

### THE LAND

"Greendale Downs Estate" - Pie Creek

Features: Magic views to the southeast, VERY gently sloping lush ex dairy land ideal for the buyer with caravan, boat or RV.

Area: 4043m<sup>2</sup> - all useable

Call Ian Partington on 0407 746280 - 7 days

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