

1342 Monduran Road, Waterloo, Qld 4673



Lifestyle For Sale

Saturday, 29 June 2024

1342 Monduran Road, Waterloo, Qld 4673

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 20 m2

Type: Lifestyle



Sue Robertson

0439356272

\$590,000

Nice and private from the road this 4 brm home has a lovely setting with established gardens and has been built on 49.4 acres (20.01ha).The home is bigger than it looks from the outside and has an open plan kitchen, dining and lounge room. Cooking is done on an electric cooktop and wall oven and the kitchen has a pantry and heaps of cupboard space. Bedrooms are a good size and one has an office at one end of the room. The bathroom and toilet are combined and the laundry is located outside. Mains power is connected and there is a feedback to the grid solar system. Hot water is gas and total rainwater collection is approx. 21,750 litres (4,785 gallons).Off the back of the home is a verandah and double carport. There is also shade shelter for the car at the front. Not far from the home an area has been prepared for a shed site. There is a tap located here providing water for outdoor use.Ranging between approx. 77m & 97m above sea level, the property has good fencing on 3 sides and a large dam. A petrol pump on the dam pumps water to a 14,500 litre (3,190 gallon) header tank which waters gardens and lawns. In the past, the owners were growing passionfruit and trellises are still in place but overgrown. Each row has a tap providing dam water. The majority of the property is open timbered country and a driveable track takes you down to one of the two seasonal creeks which cross the property. This one has a small permanent waterhole.For those who love fishing, 28km will take you to the mouth of the Kolan River or beautiful Norval Park Beach. There are two boat ramps on tidal Baffle Creek at Winfield which are approx. 31km.Mail is delivered 5 days a week and school children can catch the school bus out front. Rates are approx. \$695 half yearly.Approx. distances: Yandaran 13km, Bundaberg 45km, Gin Gin 35km, Gladstone 158km, Bruce Highway 24km.Copy and paste these co-ordinates 24 46 14.72 s 151 59 26.83 e into google earth to look at the property and area by satellite. An image showing boundaries and other relevant maps can be emailed if you would like to contact me.Disclaimer: The vendors and/or their agents do not give any warranty as to errors or omissions, if any, in these particulars, which they believe to be accurate when compiled.