

**1857 Warwick Killarney Rd, Loch Lomond, QLD,
4370**



Rural For Sale

Sunday, 25 August 2024

1857 Warwick Killarney Rd, Loch Lomond, QLD, 4370

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Type: Rural



Kevin Stewart
0733961191

Significant Industrial & Mixed-Use Opportunity!!

Medium Industrial D/A' Approval

Onsite power station offering significant power supply of 750'KVA / 3 Phase

The property offers the potential for land banking, development, or subdivision, or hobby farm
Ample onsite parking for staff.

(IDEAL' FOR)

Storage Centre

Huge caravan park

Solar Farm

(Subject to any further approvals)

On 43 acres, this property is in the Loch Lomond farming district.

With just a 25-minute drive to Killarney and to Warwick, the property borders the Killarney-Warwick main road.

Only a few minutes drive to Murrays Bridge Primary School or a school bus service to all Warwick State and Private schools. Warwick, a town offering a choice of several schools to educate one's children.

TAFE College is located on the Eastern Side of the town.

(Features of this property)

Queenslander style home

Granny Flat/teenagers retreat with a bathroom, separate toilet & a large rumpus, or entertainment room.

750 KVA phase power box on site.

Sawmill: un-operational

4 bedrooms / one bathroom

Large dine-in country-style kitchen.

Wrap around the veranda on 3 sides.

Workshop. 10m x 6m

4 bay hay shed (timber construction) - approx. 20m15m.

3 Bay carport - approx. 12m x 6m

Surface dam.

Available bore water from neighbour, stock, and domestic (already plumbed to house) - to be negotiated with owner.

The buildings can be rented for immediate Income while planning new development.

WATER: 2 x 10,000-gallon rainwater tanks. Surface dam

Chook-shed 14m x 5.5m

SERVICES: School Bus to the front gate, 5-day mail service, NBN, Council rubbish collection.

RPD/AREA: Lot 21 SP302945 - 17.6 Ha (43 Acres)

Ex-dairy shed. 18m x 7.5m & lockable storage shed approx. 4.5m x 6.5m with concrete floor (timber, block/concrete & steel constructions)

This property is strategically located just a 1.5-hour drive to Brisbane.

FOR MORE INFO, PLEASE CALL KEVIN SEVEN DAYS A WEEK.

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