

**1890 Maleny Kenilworth Road, Conondale, QLD,
4552**



Rural For Sale

Tuesday, 1 October 2024

1890 Maleny Kenilworth Road, Conondale, QLD, 4552

Type: Rural



Jez McNamara

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"Conondale View" - Mary River Frontage Just 20* Minutes Maleny - Build Your Dream

"Conondale View" is a prime 96.271* hectare (237.891* Acres) property located just 20* minutes from Maleny, offering stunning views and fertile land in the Sunshine Coast Hinterland. Its location provides easy access to Brisbane, Noosa, and Kenilworth. The land is divided into two freehold lots, featuring high-quality volcanic soils, river flats and stunning views, making it the perfect property to develop into your dream rural lifestyle.

Water is abundant with 2.75* km of Mary River frontage with multiple deep water holes, rocky river crossing and the confluence of Elaman Creek. There are also natural springs and the property's rainfall averages 1,665* mm per annum making it ideal for all agricultural pursuits.

Fencing is in good condition, with boundary fences constructed of 4-barb wire and wooden posts. The land is mostly cleared and currently consists of one large paddock, offering a blank canvas for future development.

- Prime 96.27ha* (237.891* Acres) divided into 2 freehold lots
- Featuring fertile high-quality volcanic soils & river flats
- Stunning views making it the perfect place to develop into your dream rural lifestyle
- Located just 20min* from Maleny with easy access to Brisbane (1hr 45min*), Noosa (45min*) & Kenilworth (15min*)
- 2.75km* of Mary River frontage with water holes & the confluence of Elaman Creek & high rainfall
- Mostly cleared gently undulating country, 1 large paddock, offering a blank canvas for future development
- Choice of multiple homesites with privacy & 360 degree views
- Owner estimates carrying capacity 80-100* breeders and progeny

Comments

This is a rare opportunity to acquire a tightly held property in one of Queensland's best rural lifestyle regions. The current owner is selling the asset to pursue other opportunities. Act fast to secure this highly desirable property.

Contact Agent for a detailed Information Memorandum, Inspections are by appointment with the agent.

*Approximately