



## Stunning 4-Bedroom Residence Nestled on 40 Acres land !!

### Property Highlights:

**Sprawling 40 Acres:** This expansive land parcel encompasses a generous 40 acres, offering abundant space for a variety of potential uses.

**Elevated :** Positioned in an elevated location,

**Rectangular and Fenced:** The property features a well-defined, rectangular shape and is partially fenced, providing a clear boundary for your needs.

**Quiet Cul-de-Sac:** Situated in a serene cul-de-sac, the location offers tranquility and privacy.

**Adjacent to Subdivision Development Area:** This land borders a subdivision development area, making it an intriguing prospect for future investment or development opportunities.

### House Details:

**4 Bedrooms, 2 Bathrooms:** The brick residence offers four bedrooms and two bathrooms, providing comfortable living space.

**Double Garage:** A spacious double garage is available for secure vehicle storage.

**Modern Finishes:** Porcelain tiles grace the interior, complemented by Caesar Stone benches and a Colorbond roof.

**Solar-Powered:** Equipped with a 6.6kW solar power system, this property promotes energy efficiency.

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<b>Price</b>	Present an Offer
<b>Property Type</b>	Residential
<b>Property ID</b>	46

### Agent Details

Travis Parsons - 0413 489 211

### Office Details

TP Realty  
0413 489 211



**Steel Frame Structure:** The house features a durable steel frame structure, ensuring long-lasting construction quality.

**Climate Control:** Stay comfortable year-round with a split air-conditioning system and insulation.

**Enhanced Security:** Tinted windows and security screens provide added security and privacy.

**Rainwater Harvesting:** Three water tanks with a capacity of 54,000 liters ensure a sustainable water supply.

**Location:**

This exceptional property is conveniently located, with various amenities just a short drive away. Approximately 12 minutes from Springfield Central, you'll find Orion Shopping Centre, Mater Private Hospital, USQ University, Event Cinema, Springfield Central Train and Bus Station, and a selection of private and public schools.

**Potential Uses:**

This property's size and setting make it suitable for a range of potential uses, such as accommodating community groups in need of ample space, establishing a monastery, or developing an eco-retirement village.

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