



FOR SALE

“COOLBIE RETREAT” 100 ACRES OF PURE TROPICAL PARADISE!

If you are looking for a beautiful property with good soils, reliable, high rainfall and also flood free - this is it. “Coolbie Retreat” backs onto the Paluma State Forest abundant in native trees, plants and wildlife. Located just 35 mins north of Townsville and 23 mins from Ingham. It is just 4k from the Frosty Mango and Crystal Creek. Drive only 10 mins to fish from the local beach, 10 min to swim in the crystal clear waters of Big Crystal creek and just 15 mins to Jourama falls. Like deep sea fishing launch your boat from the Lucinda port to explore the spectacular Hinchinbrook area and find your favourite fishing spots or head for the Reef.

Your choices are endless establish a productive small farm or just enjoy a beautiful lifestyle in the lush, tropical environment. Privacy, space and peace a feature. The feed growth is phenomenal most of the year keeping your animals fat and healthy. There are improved pastures including secca stylo and pangola. Come and view this beautiful property to really appreciate all that it offers and feel what it's like to get back to nature.

The resort style home is beautiful, with 4 bedrooms, two bathrooms, a studio/office, and plenty of living spaces that flow into one another. A unique feature is the outdoor bathroom, which is accessed through a large glass sliding door and contains lush tropical plants.

WATER SUPPLY:

- TANKS x 3 - to store water for drinking and house supply. With a family of six, the regular rains provide more than enough to supply all household water needs, including septic
- BORE - reliable bore with good quality water for stock supply
- DAM - for stock supply or irrigation of tree crops

HOME FEATURES:

- 4 bedrooms, all air-conditioned and 3 with large built in robes
- Office/studio
- 3 way main bathroom
- Ensuite plus Outdoor bathroom for Master suite
- The Domestic Goddess will love the kitchen with direct access to indoor and outdoor dining areas
- Modern laundry
- Large carpeted lounge room
- Two dining areas plus living room
- Ample space for entertaining

GRANNY FLAT (12m DONGA): (surrounded by lush gardens)

6 BED | 2 BATH | 3 CAR

PRICE:

\$649,000

OPEN FOR INSPECTION:

N/A



Ken Entriken

0419689498

kenentriken@atrealty.com.au

www.atrealty.com.au