



**SOLD**

## EXCLUSIVE HOME ON 40 ACRES PLUS OPULENT GRANNY FLAT!

Ian & Janelle Pye, your local Gympie agents, welcome you to 207 Tagigan Road, a stunning 10-year-old home on 40 acres with a large granny flat and art studio that isn't just a place to live, it's a home to raise a family in a safe and friendly location while having a layout that simply just works. This is a 'one of a kind' custom design that will have any large family fighting to be the new owners with the bonus of being located in the highly sought-after Goomboorian scenic coastal area.

### Main Living

This is the pinnacle of functional and stylish home design, beautiful and elegant, it has been designed with family in mind. Setting the tone for what's to come, a high-quality bitumen roadway leads you to this impeccable home with an equally opulent granny flat plus art studio. From the wide edged turnaround area of the bitumen driveway, a wide ramp access greets guests before showcasing the large verandahs, living areas and a display home style kitchen with chef style gas cooking. The wide covered verandahs enclose the home on all 4 sides offering great opportunity to take in the beautiful surroundings from any perspective no matter what time of day. You will even be able to enjoy the koalas right there in the trees around the home.

Generous, yet classically refined, this is a statement of style, and a means to exclusive and engaged living. From the very moment you walk in, you will be captivated by the grand spaces of the extra high ceilings and striking details of this beautiful home. The home flaunts enviable, innovative and classic design and style.

The home opens on every side thanks to galleries of strategically placed windows and glass sliding doors promoting soft natural light and airflow for temperature control that stays cool in the summer and warm in the winter.

### Downstairs

Then there is the downstairs area enclosed with sandstone block and wide doorways and windows. Sliding doors and windows are strategically placed allowing for any partitioning you may wish of the massive area. A workshop and a bedroom are part of the area allowing the rest to be used as a massive rumpus/entertainment area or perhaps a gym room. It is pretty much a blank canvas for you to do whatever suits your lifestyle.

### Granny Flat & Art Studio

The granny flat and art studio are a sight to be seen and admired. The quality of this build is

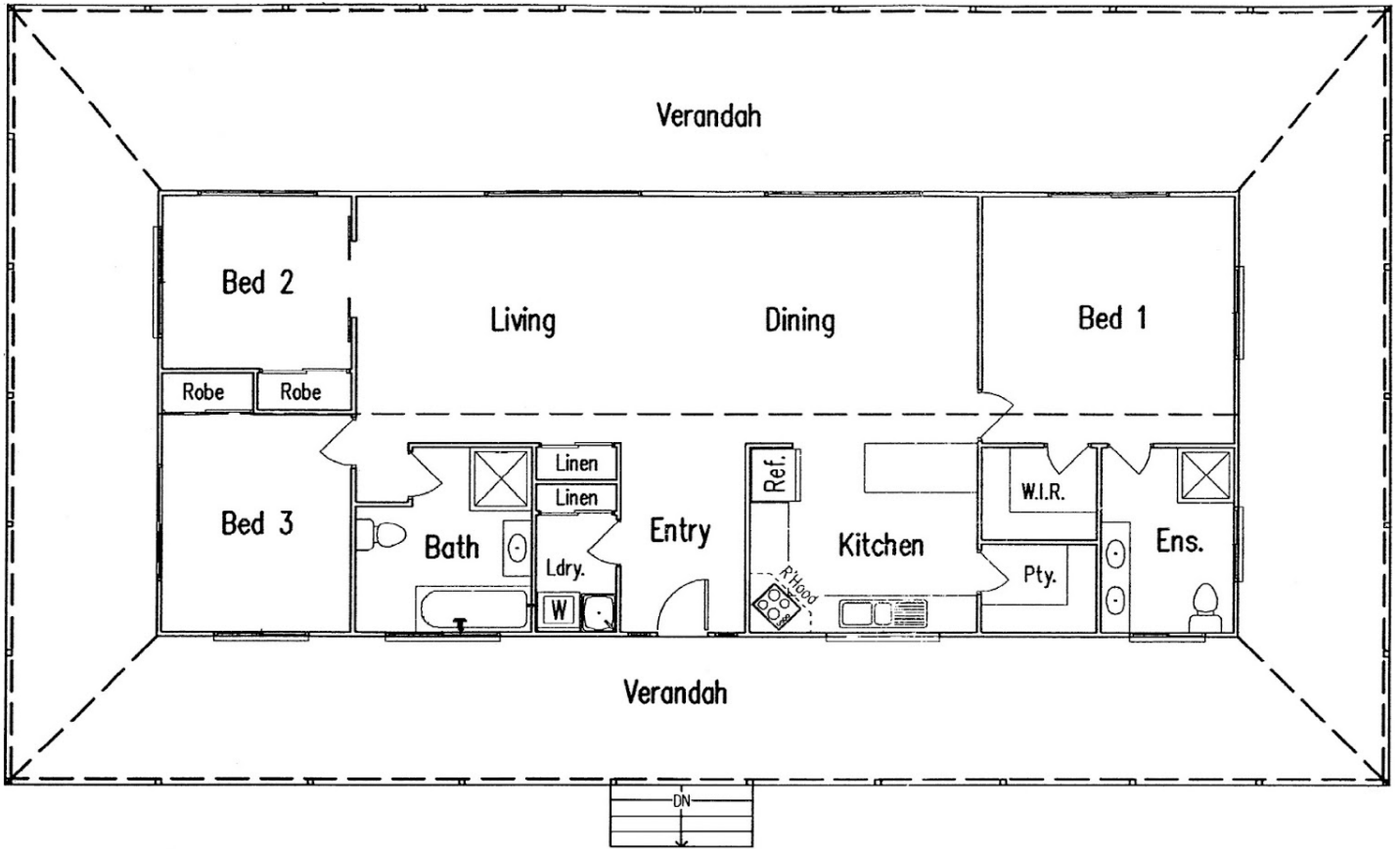
5 BED | 3 BATH | 2 CAR

PRICE:  
\$680,000

OPEN FOR INSPECTION:  
N/A



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**207 Tagigan Road, Goomboorian**

AREAS	Sq.m
Dwelling	123.12
Verandah	152.82
<b>TOTAL</b>	<b>275.94</b>

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.