

**SOLD**

## LARGE BRICK HOME, BORE & SHED ON 10 ACRES.

Large modern family home only 5 years old. Solar system, feeds into the grid. 2 RVC air condition systems, ceiling fans, huge entertainment deck. An electronic bore, small orchard, 4 bay shed and dam.

This property is only a 15 minute drive from Crows Nest just off the New England Highway. Mostly bitumen. Scenic rural area, this property is surrounded by a number of large grazing properties. School bus stops at the New England Hwy/Emu Creek turn off. Rarely will you find a 10 acre property this close to town.

Well presented and maintained lifestyle property ideal to run a couple of horses or sheep. A bonus is the Granny flat 200 metres from the house

### FEATURES OF THIS LARGE SPACIOUS HOME.

- \* Modern open plan dining / kitchen with large gas cook top, electric oven, rangehood, dish washer and plenty of bench & cupboard space with soft close draws under the breakfast bar.
- \* Open plan dining/kitchen area opens up on to a huge covered entertainment deck for easy entertaining.
- \* The deck boasts lovely views to the east of early morning sunrises filtering through the trees.
- \* Lounge room and a large separate rumpus room.
- \* King size master bedroom, large ensuite and walk in robe.
- \* 3 additional bed rooms, all with built-in robes.
- \* Office /fifth bedroom.
- \* Large modern tiled family bathroom with , separate shower, bath and vanity unit.

### OUT DOOR FEATURES.

- \* An addition to the large deck is an inviting open plan area with a bushmans log fire surrounded by rustic hardwood timber seats.
- \* Powered 4 bay steel colorbond shed, cement floor and workshop. . 15m x 6m.
- \* Attached storage container and feed shed.
- \* Well built chook pen with a long shady run.
- \* A small orchard with a good water supply from the electronic bore and room to expand.
- \* The whole 10 acres is fully fenced into paddocks with a small set of yards.
- \* Mobile and good NBN internet service.

Enjoy the peace and tranquility and the native wildlife of the bush . Well worth an inspection. Phone local Crows Nest rural agent Yvonne on 0408181146.

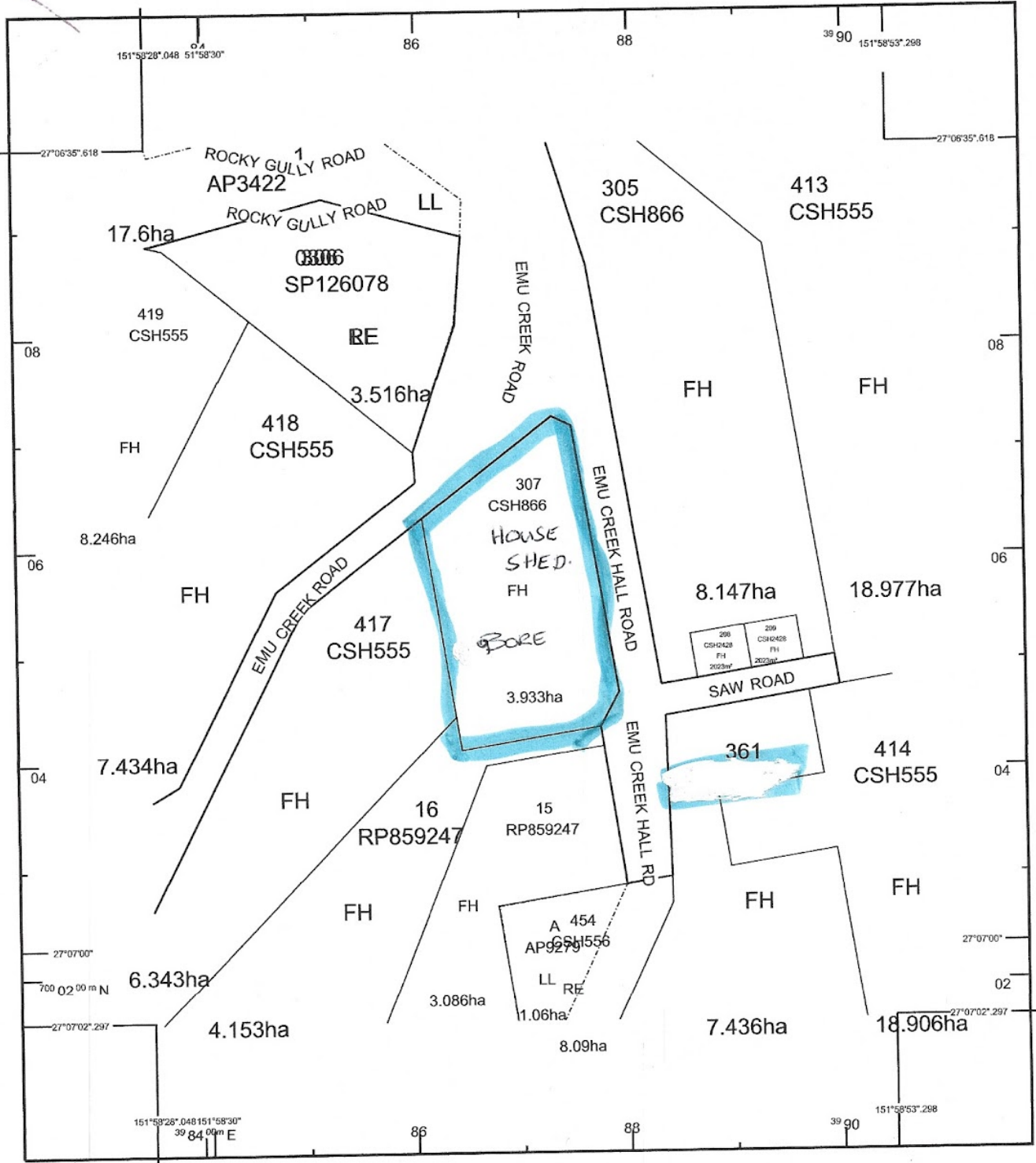
4 BED | 2 BATH | 6 CAR

PRICE:  
\$465,000

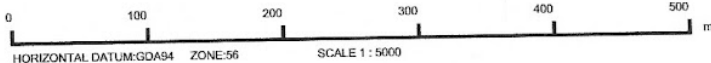
OPEN FOR INSPECTION:  
N/A



**Yvonne Bradley**  
**0408181146**  
yvonne@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)



STANDARD MAP NUMBER  
9243-11223



**SmartMap**

An External Product of  
SmartMap Information Services  
Based upon an extraction from the  
Digital Cadastral Data Base

MAP WINDOW POSITION &  
NEAREST LOCATION



SUBJECT PARCEL DESCRIPTION

DCDB Lot/Plan	307/CSH866
Area/Volume	3.933ha
Tenure	FREEHOLD
Local Government	TOOWOOMBA REGIONAL
Locality	EMU CREEK
Segment/Parcel	6650/29

CLIENT SERVICE STANDARDS

PRINTED (dd/mm/yyyy)	06/05/2020
DCDB	05/05/2020
Users of the information recorded in this document (the information) accept all responsibility and risk associated with the use of the information and should seek independent professional advice in relation to dealings with property.	



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.

**Yvonne Bradley**  
0408181146  
yvonne@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)

