75 THORBURN STREET, NIMBIN, NSW, 2480









FOR SALE

RURAL TOURIST FACILITY

Nimbins local award winning agent, Uri Ross, proudly presents 75 Thorburn Street, Nimbin.

The market welcomes an extremely unique opportunity. 18.3 acres of land hidden away at the end of Thorburn Street. The house and infrastructure is built on a knoll, which would have some of the most epic views throughout the Nimbin Valley with the removal of some Camphor Laurel trees. The property has eco tourism approvals already in place, with many tourists and locals having stayed at the famous Rainbow Retreat.

The property features an enormous 15 bedrooms, 6 bathrooms, sheds and productive veggie gardens. All the infrastructure is well elevated and has no issues of flooding, landslips etc. This is an ultimate tree change opportunity, semi sustainable living and privacy for a family (families) in a unique location. There are five structures that consists of 2 x bungalows, 2 BDR guest house, 6 BDR guest house & the main house which is a 4 bedroom, 2 bathroom home. A shower block that has 4 bathrooms is located nearby the larger guest house.

800 metres of Goolmangar creek frontage runs along the eastern and southern boundaries with some areas of the property having flat grassy land right on the creek bank offering a tranquil and peaceful setting or an area to run mixed farming operations.

The Village of Nimbin with all it's services, including secondary schooling, is a 10 minute walk from the property. The property was one of Nimbin's most popular and iconic rural tourist facilities. Known as "Rainbow Retreat" for nearly 30 years, there is a real potential to upgrade and rekindle a much needed accommodation amongst the abundant native wildlife. The Rural Tourist Facility DA still applies and right now, there is a low supply of such like tourist accommodation facilities.

There are established fruit trees and impressive organic vegetable gardens that remove at least part of the burden of ever-increasing cost of living considerations.
The well-located property could be the base of other commercial enterprises (STCA) and already has enhanced underground water and power connection networks.
The existing buildings can be renovated and modernised (STCA) which provides a sound investment opportunity considering it's a well placed sizeable property.

**The owner is still preparing the property for the market & further photography will be added at a

15 BED | 6 BATH | 0 CAR

PRICE:
$2,500,000

OPEN FOR INSPECTION:
N/A



Uri Ross
0423280278
uri.ross@atrealty.com.au
www.atrealty.com.au