



**SOLD**

## BUDGET ACREAGE!

- 2Ha block, just under 5 acres
- 100m wide x 200m deep, zoned Rural
- Sloping bush block with permanent creek
- Basic dwelling, rainwater tank, Septic treatment plant
- Double garage on house plus separate steel shed with carport
- 5.5kw solar, new roof on house, combustion heater
- 5 minutes drive to Tinana school, local shopping, tavern & post office
- 10 minutes to downtown Maryborough, State High school,
- 40 minutes to the beach

The block slopes down to a permanent creek, it's really a bush block once you come down from the house level, there's loads of birds and other wildlife through the bush section and surrounds. It's a great little spot, good highway access without the traffic, nice homes all around, and this area is a growth hotspot with big industry expansion for employment. in addition to ever growing services to cater for the massive over 55's industry.

8mx8m shed (approx), double garage on the house, plus a 2 bedroom home which is waiting for a renovation.

It does have a new roof, 5.5kw solar & slow combustion heater.

Be clear, the house is nothing special, but currently occupied.

Asking price is \$480,000 which makes it affordable to live in with minimal work, or do a number on it and bring it up to the standard of some of the surrounding properties which change hands at way higher prices.

Is this the cheapest acreage home near the coast in South East Queensland? It looks like it, so if you are ready to roll your sleeves up and get stuck in call me now and be first in line.

Contact your local property specialist Paul Thompson @realty 0419 772 354

**2 BED | 1 BATH | 4 CAR**

**PRICE:**  
**\$450,000**

**OPEN FOR INSPECTION:**  
**N/A**



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