

11 LILLIAN ROCK ROAD, BLUE KNOB, NSW, 2480



FOR SALE

YOUR HOMESITE AWAITS WITH SPECTACULAR VIEWS TO MOUNT WARNING

Uri Ross Property is proud to present 11 Lillian Rock Road, Blue Knob. Positioned in the sought-after Northern Rivers, nestled beneath Lillian Rock this exceptional 26.35-acre freehold property offers a rare opportunity to secure privacy, breathtaking scenery, and the perfect foundation for your dream rural lifestyle.

The standout feature is the already-cleared homesite, commanding uninterrupted panoramic views across Mount Warning, Blue Knob, and glimpses to the magnificent Border Ranges National Park. With no neighbouring homes in sight, it's an inspiring setting where you can create the country retreat you've always imagined.

The existing one-bedroom, one-bathroom home offers comfortable and practical accommodation while you plan and build your dream home or renovations. Filled with natural light from large windows, the residence features a slate-tiled living area complemented by attractive stone accents, while the kitchen showcases warm timber floorboards and the bathroom conveniently incorporates the laundry. Adding further value, the sale also includes key household appliances, including the stove, refrigerator, dishwasher, washing machine and dryer, allowing you to move in and enjoy the property immediately. The home is connected to mains power, has a septic system installed and NBN internet connection.

The property is well-equipped with a large shed, a commercial greenhouse, an older abandoned second dwelling, and additional smaller shedding, providing outstanding flexibility for storage, workshop space, or future projects. Water security is well catered for, with approximately 39,000 litres of water storage across six tanks, along with multiple water pumps included in the sale.

Nature lovers will appreciate the established dam, abundant wildlife, recognised koala habitat, extensive garden plantings and over \$30,000 invested in regeneration work to enhance the land's natural beauty and ecological value.

Conveniently located just 10 minutes from Nimbin, 40 minutes to Lismore and Murwillumbah, and approximately one hour from Gold Coast Airport, this is a property that combines seclusion with accessibility.

1 BED | 1 BATH | 3 CAR

PRICE:
\$795,000

OPEN FOR INSPECTION:
N/A



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