



FOR SALE

ELEVATED LIVING IN A PRIVATE RURAL SETTING

Welcome to 272 Lagoon Pocket Road, LAGOON POCKET 4570 — a beautifully designed 304m² residence positioned on a private, elevated 1.19ha north-facing rural allotment within one of Gympie's most sought-after addresses, Lagoon Pocket. Offering a rare balance of space, privacy, and everyday convenience, this exceptional home is located a short drive south from Gympie's town centre and only a few kms from the Bruce Highway Traveston interchange and less than a n hour to Sunshine Coast beaches.

Designed with both scale and sophistication in mind, the home showcases a thoughtfully considered floorplan, architecturally built to create a home that replicates the best of holiday memories. From the moment you enter, soaring ceilings and expansive hallways create a striking sense of space, complemented by refined architectural details throughout. The residence features four generous bedrooms, multiple living zones, and a substantial covered courtyard, delivering flexibility for families, professionals, and entertainers alike.

At the heart of the home, the kitchen anchors the main living space, adding warmth and character, while the lounge room, separate sitting room, walk-in pantry and front entry design enhances both functionality and flow.

The master bedroom suite offers a true private retreat, complete with a walk-in wardrobe and a well-appointed ensuite including spa bath with wide windows to capture the broad views over the Mary River and farm lands. Additional bedrooms are generously sized, with the 3rd and 4th bedrooms providing ideal separation for guests or family via a connecting veranda. The bedrooms are in 2 pavilions connected to the main living area pavilion by walkway verandas. All the while creating air flow, light and functionality.

Seamless indoor-outdoor integration defines the living experience, with a large covered entertaining area overlooking landscaped gardens and featuring a private BBQ and dining space — perfect for year-round hosting.

Externally, the property continues to amaze with a powered 4-bay, 12mx 9m Colorbond garage including workshop space, accommodation for 3 vehicles or a caravan, boat, or additional vehicles with ease. The design of the home is complemented by the thought and care given to the garden setting of this private 3 acre property. The trees and shrubs are chosen to give year-round colour, shade and texture. The placement of seating allows peaceful relaxation to take in the extraordinary views. Artistic features bring character and relevance to the home. The registered easement to the river can provide an abundance of water though water has never been a problem for the current and only owners of this property.

4 BED | 2 BATH | 4 CAR

PRICE:

Offers Over \$1,200,000

OPEN FOR INSPECTION:

Sep 12 at 12:00pm - 12:45pm



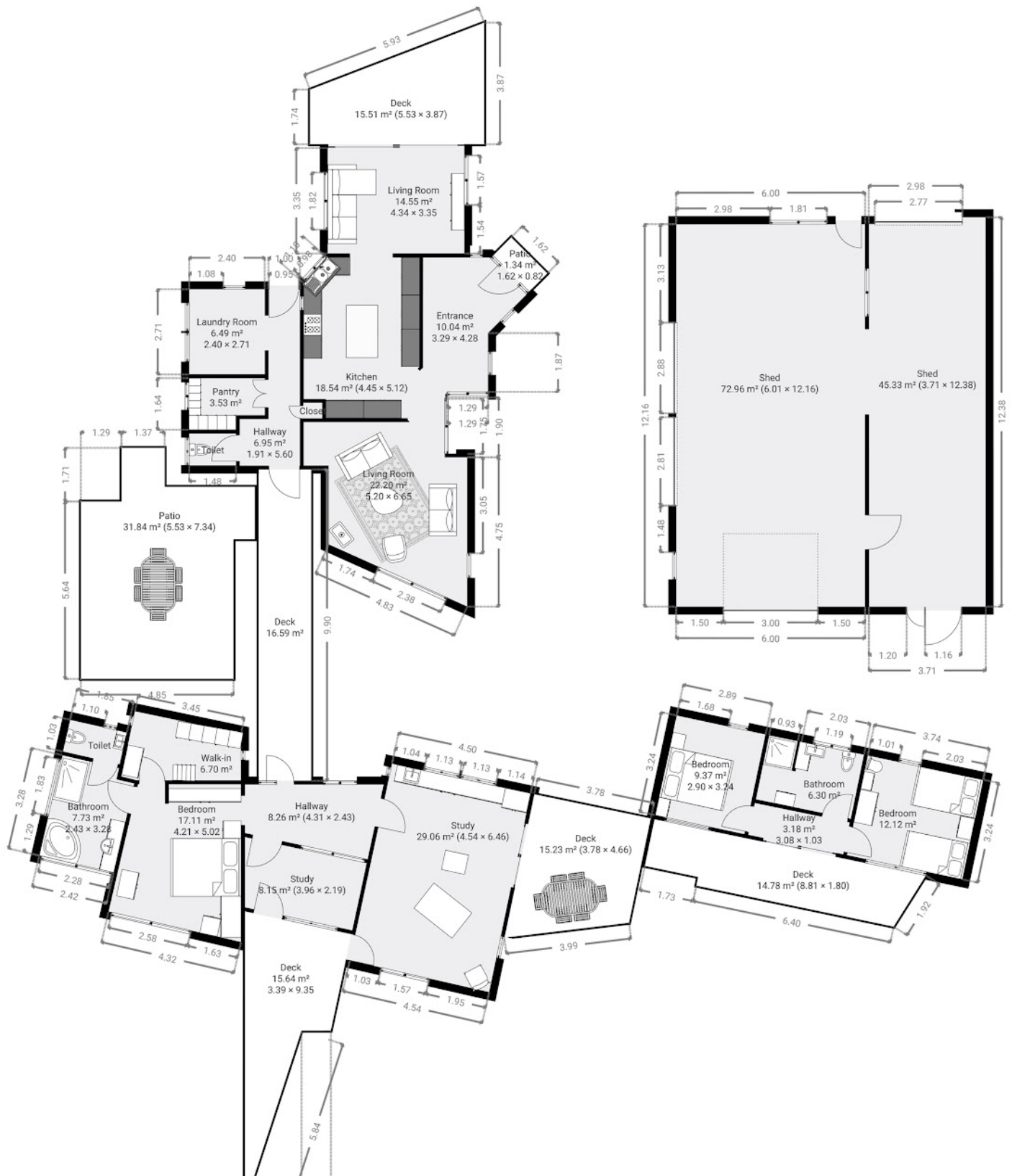
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272 Lagoon Pocket Rd Lagoon Pocket

272 Lagoon Pocket Road, 4570 Lagoon Pocket, Queensland, AU
TOTAL AREA: 423.01 m² • LIVING AREA: 193.86 m²

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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.

THIS FLOORPLAN IS PROVIDED WITHOUT WARRANTY OF ANY KIND.

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