

Sold



45 City View Terrace, Nambour



## PRIME ACREAGE IN TOWN – BORDERS STATE FOREST - MUST SELL ON OR BEFORE AUCTION

AUCTION ON SITE 11AM, SATURDAY 20 MAY, 2017. All buyers seeking acreage living should inspect! This stunning property sits privately on the edge of town, bordered by State Forest and Nambour Golf Course. Set back from the road, in a quiet cul de sac location, you are guaranteed peace and privacy just a few minutes from town.

Set on approx. 2 acres, there is so much to this property. Set amongst a blend of lush lawns and tranquil bush, this stunning property offers a spacious 5 bedroom home, large 5 bay shed as well as separate garage space able to accommodate several vehicles. The property would perfectly suit a home + business or mechanic (subject to relevant approvals).

Set well back from the road, with a secure gate to enter the property, the home features five spacious bedrooms (main with luxurious ensuite & WIR), dual living areas and spacious decks which lead from most rooms and overlook the property. All rooms feature a tranquil bush outlook. Featuring newly restored polished timber floors, new paint and carpet throughout, you may simply just move in. 5KW of solar panels ensure low power bills which add to the value of the property.

Downstairs is a massive garage space which runs the length of the home and easily accommodates several vehicles. There is potential here to expand further living space or utilize as is. There is also a separate five

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Price	SOLD
Property Type	Residential
Property ID	141
Land Area	7,971 m2

### AGENT DETAILS

Justin Voss - 0400 822 069

### OFFICE DETAILS

Sippy Downs  
Shop 2B/1 Chancellor Village  
Boulevard Sippy Downs, QLD,  
4556 Australia  
07 5445 6500



bay shed with additional carport.

Rarely does a property become available that offers so much! Listed to be sold, serious seller will consider all reasonable offers.

What we love –

- Approx. 2 acres borders State Forest & Nambour Golf Course.
- 5 Spacious bedrooms
- Dual Living area, Spacious decks.
- 5 Bay Shed + Massive garaging for vehicles
- 3 Phase power to shed
- Newly restored Polished Timber Floors
- New carpets and freshly painted throughout
- 5.6 KW Solar panels
- Quiet private position
- Mins to Nambour CBD, Nambour Hospitals, Public & Private Schools
- Mins access to freeway, 15 mins to coast, 60 mins Brisbane.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*