

That's an error.

That's all we know.

















Sold



540 Bli Bli Rd, Bli Bli



## FAMILY LIVING WITH INCOME POTENTIAL

Boasting stunning views and quality living, this impressive and unique property has plenty of options. Set on 47 acres, the land is nestled on a mountain top with coastal views to Mooloolaba and hinterland views to Mapleton.

The property includes two residences, the central home has been cleverly constructed to take advantage of the exceptional views. Boasting five bedrooms, it was built as a block house 4 years ago including full off grid power allowing you to experience self-sufficient country living at its finest. The second solid brick residence is situated close to Bli Bli Road and comprises two bedrooms and open plan living throughout.

Previously a commercial nursery, the property includes some unique features and impressive lifestyle facilities including:

Five dams with 10kms of underground water piping from main house to lower commercial area

6 x 20,000ltr concrete water tanks

18 x 9mtr shed with a 6 x 18mtr awning off one side

2 large shade houses

Numerous growing areas plumbed with water

Plant stock (which is still in pots and in ground and with an estimated value of \$250k)

Large stand of spotted gum trees that also adorn this property

12 x 7mtr shed with a large shade house/sales office which can be rezoned for any commercial use

Presenting a rare opportunity to purchase a delightful property with income potential down multiple avenues, the second residence is presently rented and achieves an annual rental income of \$21K. Or, why not lease out the lower commercial part of the property for an annual return of approx. \$100k!

Urban commercial and industrial zoned, the property is located east of the Bruce Highway on a major arterial road only 15mins from the beach. Beautifully looked after and lovingly operated by the same family for 34 years, properties of the calibre, type and size rarely come available. It must be seen to appreciate the lifestyle and options that it offers..

*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.*

5 2 12 47.00 ha

**Price** SOLD for \$1,800,000

**Property Type** Residential

**Property ID** 4423

**Land Area** 47.00 ha

## AGENT DETAILS

Indiana Voss - 0404 155 581

Justin Voss - 0400 822 069

## OFFICE DETAILS

Sippy Downs

Shop 2B/1 Chancellor Village

Boulevard Sippy Downs, QLD, 4556

Australia

07 5445 6500

