

Sold



106 Laguna Grove, Doonan



## PRIVATE SPACIOUS DUAL LIVING ON FLAT USEABLE LAND

Set on a picturesque and private 4.5 acres, this superb property offers so many options. Ideal for a large extended family with separate self-contained living on both levels, spread out as a family or AirBnb one level while living in the other.

A quiet position with room for the kids to play and abundant water for veggie gardens and more fruit trees. Enjoy peaceful surrounds from a covered timber deck overlooking lily fringed dams and flat grassy areas with a backdrop of natural forest.

### UPPER LEVEL

- Undercover alfresco dining overlooks beautiful gardens and peaceful forest
- Open plan light filled living and dining flows onto full length veranda
- Central kitchen with 5 burner gas cooker, island benchtop, air conditioning
- Private master bedroom, generous walk in robe and large ensuite

🏠 6 🛏 3 🚿 8 📏 1.82ha

**Price** SOLD for  
\$1,075,000

**Property Type** Residential

**Property ID** 212

**Land Area** 1.82 ha

**Floor Area** 400 m<sup>2</sup>

### Agent Details

### Office Details

David Berns Real Estate  
0408 629 438



- 2 more spacious bedrooms on upper level with fans and built in robes
- Main bathroom with walk in shower, separate toilet, separate laundry

#### LOWER LEVEL

- Feature timber and glass front entry door, spacious open plan living and dining
- Full second kitchen, timber bench tops with breakfast bar, ceramic cooktop, electric oven
- 3 spacious bedrooms or use large 6th bedroom as dual office or kids media room
- Stylish main bathroom as well as additional separate laundry room

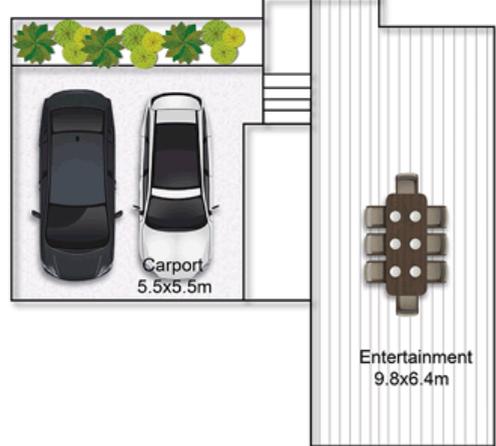
#### OUTSIDE

- Huge tiled entertaining zone 60 sq meters set on top of 80,000 litre concealed water tank
- Stylish extra high roof double carport with pebbled courtyard garden area
- Easy turn around zones, good access and parking for caravans, trucks, boats etc
- Large 4 bay shed 12m x 7.5m with extensive shelving, ideal tradies work base or home business
- Healthy fruit orchard, Tahitian Lime, Lemon, Lemonade, Nectarine, Mandarin, Orange, Nashi Pear and Mango
- Spring fed dams with extensive irrigation offering reliable water supply for gardening
- Terraced open flat areas near entrance, room for secondary dwelling (STCA) or home nursery / gardens
- Feature planting of elegant palms, Timor Black bamboo and tall native gums with two boundaries adjoining forest reserves

A lot on offer in a secluded but sunny position near the end of a quiet cul-de-sac in peaceful Doonan. The perfect balance of flat useable land and dedicated zones for native fauna and birdlife. Call for more information or to organise a private inspection.

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.

# 106 Laguna Grove DOONAN QLD 4562



INTERNAL AREA: 276m<sup>2</sup> (approx.)  
 OUTDOOR AREA : 158m<sup>2</sup> (approx.)  
 CARPORT : 30m<sup>2</sup> (approx.)

This floor plan is intended as a guide only. Layout dimension are approximate only. No representation or warranties of any nature whatsoever are given or intended. Any person using this information should rely on their own enquiries.

