

Sold

300 Sunrise Rd, Doonan



RARE MAGNIFICENT ACREAGE SO CLOSE TO NOOSA

Thirty acres of verdant bushland offering a tranquil and relaxing Noosa lifestyle or amazing opportunity for the astute business person. Views across the Noosa Hinterland to the famous Cooroy Mountain.

The Location:

This magnificent acreage, positioned in the Golden Triangle of Doonan, and situated in the Sunshine Coast shire, has many bonuses on offer to an assortment of buyers:

- 5 minutes to Eumundi, 7 minutes to the Civic shopping centre, 12 minutes to Noosa and Noosa's famous beaches and national park, 22 minutes to Sunshine Coast International Airport and 90 minutes to Brisbane.
- School Buses across the road and plenty of very good local schools close by. Noosa hospital in 8 minutes if needed.

The Land:

🏠 3 🚗 1 🌳 20 📏

30.00 ac

Price SOLD for
\$2,525,000

Property Type Residential

Property ID 327

Land Area 30.00 ac

Floor Area 673 m2

Agent Details

David Berns – 0408 629 438

Office Details

David Berns Real Estate
0408 629 438



Two amazing sites to build your dream home and a separate secondary dwelling.

- Sustainable fruit and vegetable and herb supply with an established orchard with a great variety of fruit trees/shrubs and five vegetable and herb garden beds. A 400sqm fenced area with a chook pen.
- The current owner is a voluntary member of the land and wildlife program and has put a voluntary conservation agreement (VCA) in place that protects around 20 of the 30 acres.
- 12 Hectares or 30 acres with 90% native forest, 3 dams and a huge variety of nature to be enjoyed. The new owner is invited to keep that and take advantage of the included benefits.
- One of the larger blocks of land on the ridge approximately 150m above sea level with 2 level building sites enjoying the hinterland and Mount Cooroy views.

Existing Infrastructure:

Existing infrastructure on the property would value well over a million dollars and includes:

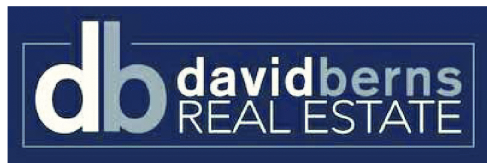
- 2012 designed main building including a modern bathroom, toilet and 6.5KW solar and electric power on a 5KW inverter and solar hot water, built in cupboards, Velux skylights and home cinema with a very bright and spacious mezzanine floor.
- 2013 built boat/caravan storage and garage with mezzanine floor and carports on three sides. Plenty of space for cars, bikes, boats, and farm equipment.
- Further carports built in 2019 covering approximately 200sqm, 7 car spaces and 8 concrete water tanks and a new gravity feed water pump connected to it undercover there is also a small tool shed with lock up roller door under the extensive carport.
- There is also a large stylish Yurt with 2 bedrooms on a solid 110sqm hardwood deck.
- In total 11 water tanks storing 180,000 litres plus a strong bore (drinkable) with pump and 200m high pressure pipe to the orchard
- No bills for water or electricity since 2012, 3-phase power

underground to main shed, workshop and primary building site
if needed in the future

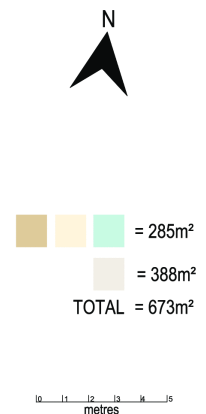
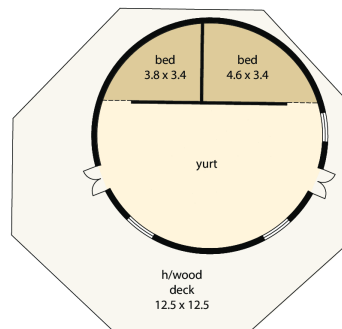
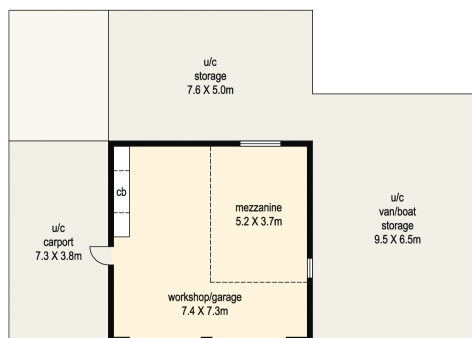
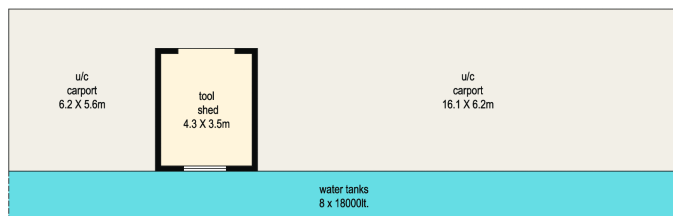
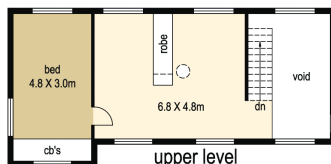
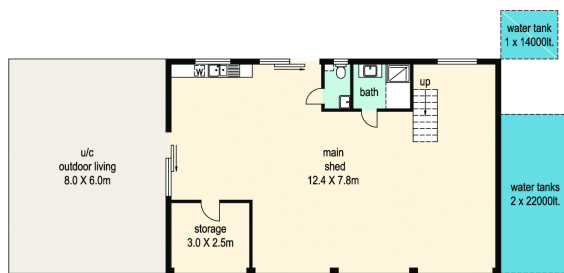
- 2019 installed high quality electrical gate, small
picnic/meditation with hardwood deck near the dam.

Please call David Berns on 0408 629 438.

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