



## 94 Vipiana Drive, TULLY HEADS, QLD 4854

Private Single Storey Residence with Fantastic Shed.

Stylish Contemporary Home on a Private Acreage Setting

Set amongst beautiful established gardens alive with birdlife, this stylish block home offers a peaceful retreat with modern comforts and a functional layout.

Home Features:

Spacious open-plan living, dining and kitchen area with tiled floors.

Country-style kitchen with timber cabinetry and electric appliances.

Main bedroom positioned privately at the rear with walk-in robe, air conditioning, ceiling fan, tiled floors, and sliding doors opening to the entertaining terrace.

Two additional bedrooms:

**TYPE:** Under Contract

**INTERNET ID:** 300P187177

**SALE DETAILS**

**Under Offer**

**CONTACT DETAILS**

**Elders Real Estate  
Innisfail**

Lot 4 Goondi Mill Road  
Innisfail, QLD  
07 4063 4900

**Andy Jones**  
0482 942 642

Bedroom 2 with built-in robe, tiled floors, and ceiling fan.

Bedroom 3 is currently a sewing room is ideal as a single bedroom or home office.

Two-way bathroom, accessible from both the main bedroom and laundry.

Separate toilet for convenience.

Galley-style laundry with built-in storage and linen cupboard.

Cyclone shutters fitted across the front windows and the main bedroom.

Large covered entertaining terrace overlooking the tranquil gardens.

Sheds & Storage:

4-bay Colorbond powered shed with room for cars, boat, or caravan.

Includes a drive-through bay - very handy for trailers.

Additional garden shed adjacent to the house.

And the stunning Googarra Beach is just over a kilometre away.

Utilities:

Town water plus bore.

2 x 11,000L water tanks with pump.

Septic system.

Mains power.

Solarhart hot water system.

Location:

15 minutes to Tully.

40 minutes to Mission Beach.

55 minutes to Innisfail.

2 hrs 10 mins to Cairns.

2 hrs 30 mins to Townsville.

Nearby Amenities:

Schools: Lower Tully State School, Tully State School & Tully State High School.

Boat ramps: Minutes to both Hull River and Tully River.

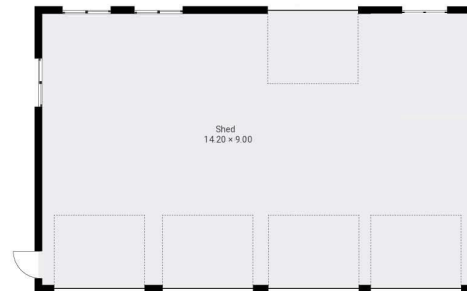
- Land Area 4,991.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 6











**DETAILS**  
 Total area: 310.37 m<sup>2</sup>  
 Living area: 99.49 m<sup>2</sup>

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 TULLY HEADS**