



941 Orallo Road, ROMA, QLD 4455

"Waldegrave"

Framed by beautifully established lawns and manicured gardens, this impressive lifestyle property "Waldegrave" makes a lasting first impression from the moment you arrive. A striking entryway offers a warm and inviting welcome, setting the tone for the quality that unfolds throughout the home.

Spanning an expansive 108 acres and positioned just 15 minutes from Roma's CBD, this is a rare opportunity to secure a premium acreage lifestyle with the convenience of town close by. The property features improved pasture with buffel, Rhodes, green panic and sorghum.

Inside, the residence has been thoughtfully refreshed with new flooring and a contemporary palette, enhancing the light-filled, open-plan design. The kitchen, dining, and multiple living zones forms the true heart of the home-effortlessly combining functionality with relaxed sophistication, ideal for both everyday living and entertaining.

The well-appointed kitchen is designed to impress, centred around a generous island bench with seating. Complete with a gas cooktop, electric oven, dishwasher, and an abundance of cupboard and bench space, it seamlessly connects to both indoor and outdoor living areas while overlooking the surrounding grounds.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 50P5093

SALE DETAILS

\$1,750,000

CONTACT DETAILS

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Morgan Rowbotham

0419 850 369

Privately positioned, the master suite offers a peaceful retreat, with doors opening onto the outdoor area and capturing serene views across the paddocks. The ensuite is well-appointed with a shower, vanity, and toilet, complemented by a spacious walk-in wardrobe with ample hanging and shelving.

The additional three bedrooms are all generously sized, each featuring built-in wardrobes, ceiling fans, split system air conditioning, and beautiful natural light, while the central bedroom offers an oversized layout. In addition, an office provides the perfect work-from-home setup, complete with floor-to-ceiling cabinetry and an integrated desk.

Designed for everyday ease, a dedicated mudroom offers generous built-in storage and bench space to keep essentials neatly organised.

The main bathroom is centrally positioned off the living area and features a separate toilet, shower-over-bath combination, and vanity-servicing the home with ease.

Completing the interior, the laundry is located to the rear of the home with direct external access. Fully built-in with extensive cabinetry, bench space, and a sink overlooking the backyard.

Additional Infrastructure and Property Information:

Split system air conditioning throughout plus ceiling fans

Private bore

Automated RAINBIRD watering system and all gardens have drip irrigation on timers

22m x 16m high-clearance powered shed with water, plus enclosed tack room/office with kitchenette

50m x 50m floodlit arena

Additional powered machinery shed adjacent to the home featuring two bays and gravel flooring

Fenced into 5 paddocks with concrete troughs

Well established, easy care garden

Solar system installed on shed - 13.2KW installed February 2026

Ample rainwater storage

Dam plus access to Bungeworgorai Creek

Excellent fencing and gate infrastructure

Bun run available

With expansive concreted outdoor areas designed to take in the stunning sunsets and sweeping rural outlook, this exceptional 108-acre property delivers a lifestyle of space, privacy, and convenience on the edge of town.

To arrange your private inspection, contact Morgan Rowbotham on 0419 850 369.

- Land Area 43.97 hectares
- Bedrooms: 4

- Bathrooms: 2
- 10 car carport







