



## Moffatt Street, MARYVALE, QLD 4370

Build Your Dream on a Full Acre with Stunning Great Dividing Range Views

**4,047.00 square metres,**

Escape the hustle and embrace the peace of country living with this level 4046m<sup>2</sup> (approx. 1 acre) vacant block in the charming rural township of Maryvale.

Perfectly positioned in the beautiful Southern Downs, this generous parcel of land offers the ideal setting to build the home you've always imagined. With wide open space, fresh country air and picturesque views toward the majestic Great Dividing Range, this property delivers the lifestyle many people are searching for but few find.

Whether you're dreaming of a modern country homestead, a peaceful weekend retreat, or a spacious family home with room to grow, this flat and usable block provides the perfect blank canvas.

### Property Features

- 4046m<sup>2</sup> (1 acre) level allotment - easy to build on

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:** 53P1331

**SALE DETAILS**

For Sale

**CONTACT DETAILS**

**Elders Real Estate  
Warwick**

139 Palmerin Street  
WARWICK, QLD  
07 4667 8200

**Nick O'Driscoll**  
0432480633

- Beautiful rural outlook with mountain scenery
- Plenty of space for a large shed, gardens, pool or hobby farm
- Quiet country setting with a welcoming rural community
- Ideal for those seeking space, privacy and a relaxed lifestyle

Imagine waking up each morning to expansive farmland views, mountain backdrops, and peaceful country surroundings. There's room here for kids to run, gardens to flourish, and for you to create the lifestyle property you've always wanted.

#### Location Convenience

Despite its peaceful rural setting, you're still within comfortable reach of major regional areas:

- Approx. 25 minutes to Warwick
- Approx. 35 minutes to Toowoomba
- Around 2 hours to Brisbane

Blocks of this size in Maryvale are increasingly sought after as buyers look for affordable acreage and the freedom of country living.

Secure your slice of the Southern Downs and start planning your future today.

- Land Area 4,047.00 square metres

