



37 Daniel Road, BAUPLE, QLD 4650

PREMIUM COUNTRY LIVING WITH SPACE AND PRIVACY

Set on a peaceful parcel in Bauple, 37 Daniel Road offers a well-rounded lifestyle setup with a comfortable home, usable land and strong infrastructure already in place.

The home has a warm, open feel with timber floors, high ceilings and good natural light throughout. The main living, dining and kitchen area flows well and opens out to a large covered deck, making it an easy place to relax or entertain. The kitchen is modern and practical with a central island, good storage and a great outlook over the property.

There are two good-sized bedrooms plus a separate office, giving you flexibility for work from home or extra space when needed. The bathroom is well finished and functional, and the layout overall is simple and works well.

Outside is where the property really stands out. The land is mostly cleared and usable, with established gardens around the home and plenty of space for animals, sheds or future additions. There's a solid shed setup along with car accommodation and extra storage, plus a separate open shed ideal for machinery or equipment.

The home is also set up with solar and battery storage, helping keep running costs

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: 72P16939

SALE DETAILS

\$780,000

CONTACT DETAILS

Curra Country

Shop 1 Birdwood Drive

Gunalda, QLD

07 5484 6755

Tim Broadbent

0436 005 293

down and adding to the overall efficiency of the property.

It's a private, quiet setting with a nice outlook, while still being an easy drive to local towns.

Features:

- 2 bedrooms + separate office
- Open plan living, dining and kitchen
- Modern kitchen with island bench and good storage
- Timber floors and high ceilings
- Large covered deck for outdoor living
- Solar system with battery storage
- Carport plus additional shed infrastructure
- Separate open shed for machinery or storage
- Usable, mostly cleared acreage
- Established gardens around the home
- Private setting with room to expand

This is a solid lifestyle property with the hard work already done. Just move in and enjoy it. Reach out to Tim (0436 005 293) or Alex (0449 667 886) to find out more.

N.B. Please do not enter any property without an agent present. All inspections by appointment only. Please phone or email Agent to arrange a viewing time.

DISCLAIMER:

" Whilst all due diligence has been taken in collecting and passing on the vendor supplied information, we do not accept responsibility for its accuracy and recommend intending purchasers/interested parties conduct and rely upon their own enquiries ".

- Land Area 6,359.00 square metres
- Bedrooms: 2
- Bathrooms: 1
- Double garage
- 6 car carport





