



96 Flinders Drive, PATERSON, QLD 4570

40 ACRES OF LIFESTYLE LIVING IN PATERSON

Set on approximately 40 acres, 96 Flinders Drive, Paterson presents a fantastic opportunity to enjoy a relaxed rural lifestyle with all the comforts of a spacious family home.

The low-set brick residence has been thoughtfully designed for both practicality and comfort, offering four bedrooms in total. Each bedroom is equipped with ceiling fans and air-conditioning to ensure year-round comfort, while three of the rooms include built-in wardrobes. The master bedroom is a true retreat, complete with a huge built in robe and private ensuite featuring a spa-style shower over bath.

At the centre of the home is a light-filled kitchen and dining area that provides plenty of room for everyday meals or entertaining. The kitchen flows seamlessly into the generous front living room, where a ceiling fan and air-conditioning create a welcoming space for the whole family to gather.

A well-appointed main bathroom with bath, shower and separate toilet services the home, while a designated laundry adds further convenience.

TYPE: For Sale

INTERNET ID: 72P3080

SALE DETAILS

\$850,000

CONTACT DETAILS

Curra Country

Shop 1 Birdwood Drive
Gunalda, QLD
07 5484 6755

Tim Broadbent

0436 005 293

The outdoor spaces have been designed to make the most of the property's peaceful setting. A covered entertaining patio is ideal for BBQs, family get-togethers or simply relaxing while taking in the tranquil surrounds. The fenced house yard ensures a safe environment for children and pets to play freely.

Beyond the immediate house yard, the property offers excellent infrastructure and versatility. A high-clearance 12m x 9m four-bay shed provides ample space for vehicles, equipment or workshop use. Two dams are located on the block, adding to the functionality and appeal of the acreage.

The land around the house and shed has been cleared, making it highly usable, while the remaining balance of the property is naturally vegetated, giving you privacy and the chance to enjoy the natural bushland setting.

Conveniently located, this property is just a 40-minute drive to both Maryborough and Gympie, a little over an hour to the golden sands of Rainbow Beach, and approximately 2.5 hours to Brisbane, making it the ideal balance between peaceful rural living and accessibility to regional hubs and the coast.

Offering space, comfort and lifestyle, this property is perfectly suited to families looking for room to grow, hobby farmers, or those simply seeking the peace and privacy of acreage living within easy reach of essential amenities.

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Call Tim (0436 005 293) or Stella (0481 793 300) today to arrange your inspection.

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.

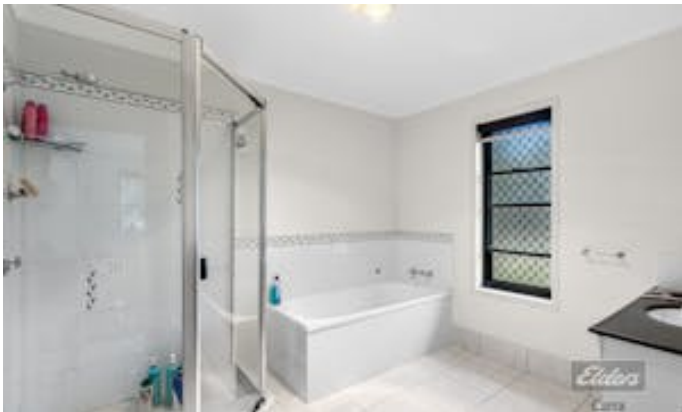
DISCLAIMER:

" 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 ".

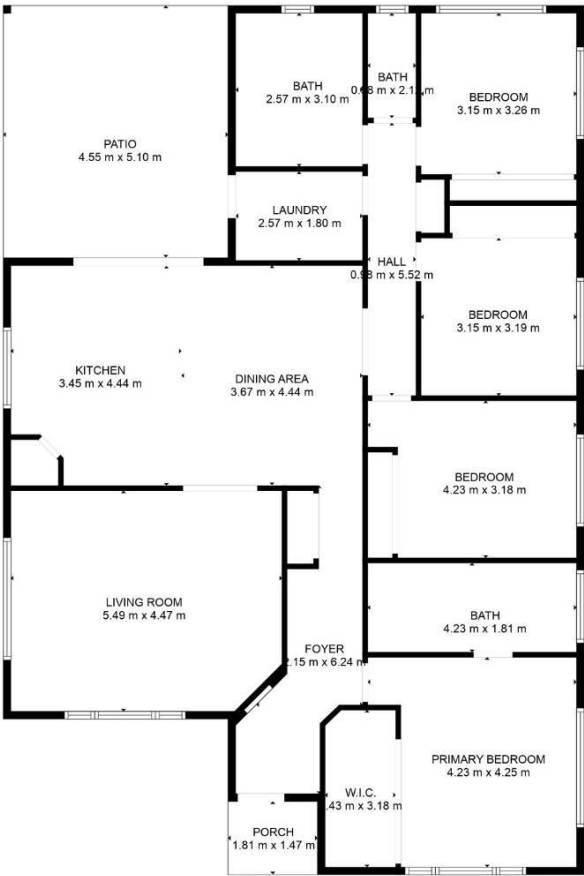
Other features: Roller Door Access

- Land Area 40 acres
- Bedrooms: 4
- Bathrooms: 2
- 4 car garage
- Ensuite









TOTAL: 158 m2
FLOOR 1: 158 m2
EXCLUDED AREAS: PORCH: 3 m2, PATIO: 23 m2, WALLS: 8 m2

FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

