

Sold

## Lot 51 Appaloosa Drive, Conondale



### AN OPPORTUNITY NOT TO BE MISSED!

The village of Conondale is sited on the banks of the Mary River, midway between Maleny and Kenilworth, in the Sunshine Coast Hinterland. It's about 20 minutes from each one! The village is on the Maleny/Kenilworth tourist loop and close to the National Parks and State Forests. You can do all the Hinterland activities from here, including a drive around the tourist loop.

Appaloosa Dr is on the edge of Conondale village and this 2.7-acre (1.09 ha) property has a 50m frontage to the Mary River. How good is that!

The property has a very comfortable "liveable shed", perfect for a weekend retreat in the Hinterland, or a base while you build your dream home, in your dream spot. This is a high roofed, 5-bay shed with a slab floor and a full length paved and covered veranda. It has all the services including power, septic and water tank.

Inside, while one bay is a garage, four bays are devoted to the living accommodation. The living area is open plan with a kitchen in the corner that feature a freestanding electric cooker. The kitchen has an island bench and timber bench tops. The view through the sliding door in the adjacent dining area is straight down to the river. The lounge room has a slow combustion heater at its centre and there are two bedrooms and one bathroom.

While this is a picturesque spot to overlook the river, it could also be your launch spot for activities on the river. Having the river as your neighbour is quite unique, especially on a 1 ha block.

Inspections of this Conondale acreage-property can be arranged by contacting

 2  1  1  1.09 ha

<b>Price</b>	SOLD for \$390,000
<b>Property Type</b>	Residential
<b>Property ID</b>	260
<b>Land Area</b>	1.09 ha

#### Agent Details

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#### Office Details

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the team at **ron jeffery realty**.

With offices in both Imbil and Kenilworth, **ron jeffery realty** have the Mary Valley covered!