

Sold



4325 Mary Valley Rd, Brooloo



PRICE SLASHED - IT HAS TO GO!

CATTLE COUNTRY PLUS WILDERNESS!

This 340 acre property, midway between the villages of Imbil and Kenilworth, is a special find!

The home is a typical Australian country cottage, nestled between two dams, in a treed setting. It's been here for a while! The front stairs lead to a covered veranda on two sides of the weatherboard cottage. You could just settle here! Access to the inside is via a number of French doors. The lounge, currently used as a bunk room, with an open fire at one end, is semi separated from the dining room. The kitchen is simple but functional and has a slow combustion stove. There is one bedroom and one bathroom.

If the cottage has character, the sheds have more. The assorted outbuildings are remnants of its past life as a dairy.

Approximately one third of the property is excellent cattle country, well fenced into 4 paddocks, with 6 dams. There is a great set of cattle yards.

The balance of the land, while unproductive in a grazing sense, is excellent wilderness country. The current owners have been instrumental in constructing a 4WD track through the natural bush to an incredible lookout at the top. To drive the track is amazing and is only surpassed by the view from the top. This is one of the highest points on the Bluff. From here you overlook the productive

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Price	SOLD for \$600,000
Property Type	Residential
Property ID	74
Land Area	1,376,300 m2

#### Agent Details

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#### Office Details

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RJR Property

land of the Moy Pocket section of the Mary River in the foreground, and the coastal fringe beyond.

In summary, this property offers:

- The character of a typical Australian cottage,
- Around 120 acres of excellent cattle country, and
- A wilderness block to explore and a view to enjoy.

This is indeed a special find. Call the team at Ron Jeffery Realty to arrange your personal inspection.