

**382 Cootharaba Rd, Cootharaba, QLD, 4565**



**House For Sale**

Saturday, 11 January 2025

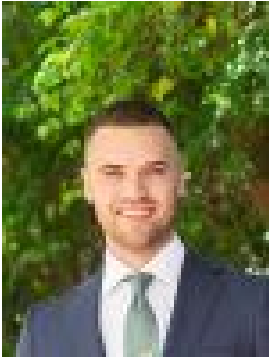
382 Cootharaba Rd, Cootharaba, QLD, 4565

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 6**

**Type: House**



Michael Chalmers  
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## Your Private Sanctuary Awaits

Nestled amidst the natural beauty of Cootharaba, this exceptional property offers an unmatched lifestyle of tranquility, sustainability, and convenience. Spread across a diverse landscape, this home is thoughtfully designed with a rich history and premium features that make it truly unique.

This property offers four spacious bedrooms and two bathrooms, making it perfect for families or those seeking flexible living arrangements. Parking is abundant with a two-bay shed that accommodates up to four vehicles and a two-car carport for added convenience. Inside, the air-conditioned interiors feature original flooring, exposed timber, and bespoke cabinetry, showcasing the home's charm and exceptional craftsmanship.

The property's outdoor features are truly remarkable, with a thriving orchard boasting a diverse selection of fruit trees that seamlessly blend into the natural landscape. A seasonal creek and dam further enhance the property's allure. Fully fenced and enriched with fertile red sandy loam soil, the land is well-suited for small-scale crop cultivation. The local wildlife, including kangaroos and a large variety of bird species boasting over 100 different species, contributes to the tranquil setting, while preserved koala trees along the boundary provide a unique and appealing aspect to the property.

Built from mixed hardwood timbers milled on-site, this home pays homage to Cootharaba's pioneering heritage. A full-length deck at the back of the home, provides a serene spot to enjoy your morning coffee or unwind with a drink in the afternoon while taking in the outstanding views of the surrounding farmland. It also offers the perfect vantage point for enjoying dramatic storms and lightning displays.

Conveniently located, this property is just eight minutes from Pomona's shops, restaurants, and schools, as well as Boreen Point and its infamous Appollonian Hotel. It's also eight minutes to Habitat Noosa Everglades Ecocamp at Elanda Point, offering access to one of only two everglades in the world, complete with the CootharaBAR, bistro, and microbrewery. The property is 15 minutes to Cooroy and Tewantin/Noosaville and just half an hour from the world-famous Noosa Beach.

Ideal for horse enthusiasts, the Noosa Biosphere Trails (formerly known as the Noosa Trail Network) are conveniently located nearby, providing excellent opportunities for horseback riding, walking, and mountain biking. With a school bus that stops at the front gate and easy access to this expansive trail network, the property offers a perfect combination of privacy and convenience.

### Key Features:

- 4 spacious bedrooms, 2 bathrooms
- 3.3 acres
- Fireplace
- Open deck with tranquil water feature and herb garden
- Two-bay shed accommodating four cars and a two-car carport providing ample room for caravan, boat and trailer storage
- Orchard with mangoes, peaches, plums, lychees, macadamias, mulberries, bananas, oranges, mandarins, lemons, limes, and grapefruits
- Seasonal gully and dam
- Chook pen and bird sanctuary
- 2.4m x 4.6 m functional greenhouse with potting bench
- Vege gardens
- Fully fenced top half with ringlock fencing
- Red sandy loam soil, ideal for small crops
- Mixed hardwood timber construction
- Air-conditioned interiors with bespoke cabinetry and original flooring
- Water storage - 2 tanks approx 65,000 litres

- Conveniently located: 8 minutes to Pomona, 15 minutes to Cooroy and Tewantin, 30 minutes to Noosa Beach, 8 minutes to Boreen Point, 8 minutes to Habitat Noosa Everglades Ecocamp at Elanda Point

This remarkable property provides a harmonious blend of nature, craftsmanship, and modern conveniences. Experience the serene beauty and endless potential of 382 Cootharaba Road, Cootharaba-a place where history and opportunity converge.

Contact Michael Chalmers on 0478 141 951 or Georgia Preston on 0417 166 097.

**Inspection Disclaimer:**

This property is not a public place and is someone's home, investment, or private property. Ray White will and has the right to properly qualify all potential purchasers who apply for an inspection and reserve all rights to refuse said inspection without explanation. Animals are not welcome at inspections whatsoever, to ensure the health and safety of our staff, along with the occupants within the home and the general public. Please note that under no circumstances, is anyone authorised to enter the property without the supervision of a Ray White representative.

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