

440 Nerada Road, Tinana South, QLD, 4650

House For Sale

Monday, 28 October 2024

440 Nerada Road, Tinana South, QLD, 4650

Bedrooms: 5

Bathrooms: 2

Parkings: 4

Type: House

Immaculate Acreage Property with Strong Cash Flow Business

This pretty property sits on just over two acres*, the modern five bedroom home has plenty of street appeal with space and functionality to match and is beautifully maintained.

Currently running as Nerada Cat Retreat, the property boasts a strong cashflow with ultra modern commercial facilities for the business.

This includes a separate entrance and car park, office, food preparation areas and cat hotel. This business has all the systems in place for a smooth hand over.

Whilst it is very much a home based business, at the end of the day, the home is set far enough away to disconnect you from work, but close enough to walk back easily at any time as required.

The rural outlook adds to the peaceful surrounds, while 2 street frontage enables the home and business entrances to be completely separate.

There are established gardens giving this charming home a real country feel.

The home has also been used as a bed and breakfast in the past, with the layout suitable for several rooms to be utilised should a new owner wish to do so.

The main bedroom is huge, with a spacious walk through robe to the generous ensuite, while the other four bedrooms are also quite large.

There are two distinct family areas in this home with a formal lounge, as well as a family/dining room.

The main traffic areas in the home are tiled whilst the lounge and bedrooms are carpeted. The modern kitchen comes complete with dishwasher, stainless under bench oven with gas cooktop and a stainless range hood.

The wide outdoor entertainment area is fully lined and is the perfect place to sit quietly and watch the wildlife in your own backyard.

This property has a shed anyone would be proud to own! Boasting four bays with loads of built-in cupboards and workbench space, a mezzanine area, a separate lock-up shed within the shed and a section that has been designed to become a spray booth with the installation of prefabricated panels.

This home presents like new and represents great value, particularly to anyone presently considering building on acreage.

Inspections are by appointment.

Please contact Tony Nioa on 0418 741544 or 07 4121 0616 for more information.

*denotes approximately