

julio@rvpnt.com
www.rvpnt.com

Office: 08 8983 1888
Fax: 08 8983 1886



HUGE CODED TROPICAL DESIGNED 4 BED HOUSE + SHEDS ON 20 ACRES

190 EEEE Road, Livingstone OFFERS OVER \$530,000

4 1
20 ACRES

PEACEFUL RURAL LIVING LOADS OF OPTIONS!

THE HOME

Certified, ground level Burnett home good paint inside, zincalume corrugated walls and roof, with cooling louvred windows home.

Designed for tropical living and low power use. Built in the 1990s, certified in 2017, with 354m² under roof.

This Burnett home is offering 3 to 4 large bedrooms and was built as a 4 king size bedroom home. The master was combined with the second bedroom but still has two separate entrances and all can be partitioned off as 4 king size bedrooms again. Massive open plan living areas, 1 bathroom, air-conditioned and louvred window throughout for good ventilation.

The kitchen is spacious with gas cooking and lots of storage and bench space leading to a sunroom breakfast area.

OUTSIDE

Wrap-round 4m wide verandahs for even more covered and separate covered entertaining or relaxing.

Certified 4 car enclosed carport

3 phase underground power

1.5L/Sec bore with new pump just fitted

Septic just pumped out

Fully fenced and gated around the house for dogs and stand fencing to the main block boundary to allow wildlife passage.

Sloping dry block 20 acres that backs on to Fly Creek where you can catch cherubim.

Great set up for horses with cleared paddocks areas as well as plenty of native trees for shade.

The original house slab and peers are ready to build a garage with approved plans available.

2 lean-to shed / car ports and a container are also on offer for storage.

Tractor for slashing and Cox ride on mower can also be part of the purchase of the secluded tropical estate.

THE LOCATION

A quick drive to the highway.

Away from it all but close to Berry Springs centre.

Short drive to Litchfield National Park & Dundee.

Best value as this price was set by an independent valuer for accuracy and successful finance approvals for buyers.

So here is your affordable way to start your rural lifestyle in style!

Please call Julio to book your private inspection today.

realvaluepropertiesnt



Julio Leschi
realvaluepropertiesnt
Principal

Mobile: 0404 074 311