



**472 Miallo Bamboo Creek Rd, Bamboo**



## Acres of Space, Options and Lifestyle Await.

44 green acres boarded by over a kilometer of pristine creek, wait for you in the Whyanbeel Valley.

Located @ 472 Miallo-Bamboo Creek Road you will struggle to find a more attractive lifestyle property than this that offers plenty of options from the hobby farm, to grazing cattle or simply enjoying the quiet life.

Below are some key points and features of this incredible property.

### Property summary

- 17.81 hectares / 44 acres of fenced rural grazing land
- The permanent creek is the southern and eastern boundary.
- Renovated main house with four bedrooms & two bathrooms.
- A separate two-bedroom cottage - ideal for visitors, boarders, or teenagers
- 170m<sup>2</sup> concrete floor carport annexed to the home (9m x 19m approx.)
- 320m<sup>2</sup> four double bay machinery shed with power (14.6m x 22m approx.)
- Town water and mains power
- Miallo Primary School – The 'Network Ten Excellence in the Early Phase

6 4 10 44.00 ac

<b>Price</b>	\$1,980,000
<b>Property Type</b>	Residential
<b>Property ID</b>	853
<b>Land Area</b>	44.00 ac

### Agent Details

Callum Jones - 0437 981 195

### Office Details

Port Douglas  
1/32 Macrossan St Port Douglas  
QLD 4877 Australia  
07 4099 5550



of Learning Showcase Award' winner for the FNQ Region – just a three-minute drive or 3.4km bike ride.

- Short drive to the boat ramp, the 18-hole Golf Course & the Mossman Township.

### **Homestead**

- Four-bedroom home plus an office. Including two external bedrooms perfect for farm stay accommodation.
- Renovated internally with polished timber floorboards, new lighting, and fans.
- Three bathrooms all recently fully renovated including an ensuite.
- New septic tank and soakage trenches.
- External bath connected with hot & cold water.

### **Caretakers/Workers Cottage**

- Two-bedroom caretaker's house returning \$280 per week.
- Re-sheeted colourbond roof.
- Individually metered for electricity.

### **Farm features**

- Good quality fencing dividing the land into five paddocks.
- Cattle grazing 20 head which includes Red Braham bull.
- Cattle yards with a concreted floor for weaners & electronic scales
- Roof over work area and weaner pen
- Four dog kennels & a chicken pen
- Pig sty with concreted floor & fitted with drink water button.
- Solid set aluminum pipe & sprinklers to irrigate approx. five acres of land.

### **Shed features.**

- 3 phase power with 10.8 kw solar system.
- 2 shipping containers for storage
- 11kw 3-phase irrigation pump
- Steel work has been sandblasted & painted. All new Colorbond sheeting
- Workshop bench 4.5 metres long
- Mig welder, small workshop press & bench grinder

The current owners graze twenty head of cattle and have recently farmed taro as a hobby and side income. The land lends itself to several other farming activities including sugar cane, fruit trees, and livestock or as mentioned you may choose to just sit back and enjoy the privacy and quiet.

This property requires no work and is ready to be occupied on short notice. If it is a lifestyle property you are after the timing to purchase has never been better.

Contact Callum Jones to secure your inspection today on 0437 981 195 or  
[callum@theagentportdouglas.com](mailto:callum@theagentportdouglas.com)

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