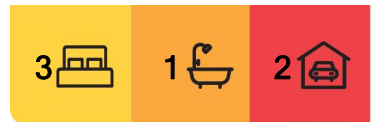


Miallo, 7 Miallo Bamboo Creek Road

CHARACTER QUEENSLAND COTTAGE



Enjoy the privacy, space and charm of this picture-perfect Queensland cottage located in the highly sought after Miallo valley.

Set well back (and unseen) from the road behind a screen of lush tropical vegetation, this great little home sits proudly on its flat, private, nicely maintained 3825m2 block.

Inside, the home has been freshly painted and has undergone an upgrade of electricals.

The welcoming warmth of natural timber is immediately evident care of the stunning polished floorboards, feature beams and timber-framed doors and windows.

The floorboards extend into all three bedrooms that also feature air conditioning, ceiling fans, high ceilings and wonderful natural light.

For Sale
Please Call

View
ljhooker.com.au/13PXF4A

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Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

A similar feature set can be found in the generous lounge space that in turn prefaces the kitchen with its timber cabinetry, African Mahogany benchtops and bespoke breakfast bar.

And for those times when the allure of the enviable tropical climate is too convincing, the feature timber and glass doors slide back to provide access to the large, covered, all weather patio that enjoys views across cane paddocks to the mountain ranges in the distance.

Completing this very attractive offering inside is the modern, oversized bathroom that combines polished concrete with contemporary tiling and timber accents.

Outside is just as impressive where the lush lawns and mesmerising views are complemented by tropical gardens and an assortment of fruit trees including limes, lemons, mandarins and oranges.

Handy out buildings include a fenced dog or chicken pen, and a shipping container shed. The double carport also plays host to the laundry.

Located within the catchment area of the highly sought after Miallo State School (primary), this enticing property is also within five minutes of the Newell Beach boat ramp, seven minutes of the Mossman township, and down the road from the local's favourite Scommazons Farm Market.

It's all set to go under the hammer on Wednesday 30 July so to ensure you are ready for auction day contact Nicki 0474 444 583 | nsamson.portdouglas@ljhooker.com.au or Michael 0403 066 189 | msamson.portdouglas@ljhooker.com.au to arrange an inspection.

Please Note: this auction will be held on site and online via Realtair on Wednesday 30 July at 5:00pm (unless sold prior to auction). The property is being sold via auction / without a price and therefore a price guide cannot legally be provided. Websites may have filtered the property into a price bracket for website functionality purposes.



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More About this Property

Property ID	13PXF4A
Property Type	House
Land Area	3825 m2
Including	Air Conditioning Toilets (1) Balcony Deck Outdoor Entertaining Floorboards Workshop Solar Hot Water Ceiling Fans

Nicki Samson 0474 444 583

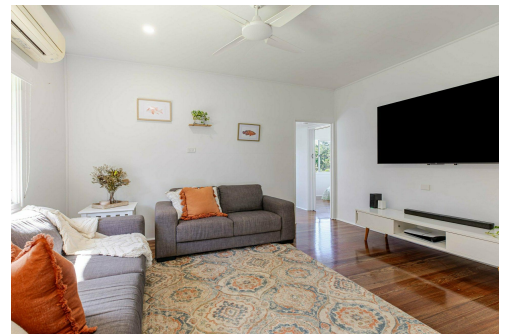
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7 Miallo-Bamboo Creek Road



Please note: this floorplan including furniture, measurements and dimensions is for illustrative purposes only and is not to exact scale or specification. LJ Hooker gives no guarantee, warranty, or representation as to the accuracy and layout. Please direct all enquiries to the selling agent.



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