



4643 Palmerston Highway, Mungalli




Off Grid | Wilderness | River Frontage

Set across 101 acres on the banks of the Beatrice River, this diverse property offers total privacy, breathtaking views and complete off-grid self-sufficiency plus the ability to supplement income with approx 20 acres of prime, usable land - perfect for cattle or goats. Currently enjoyed as a sustainable hobby farm, it's perfectly set up for a family sanctuary, or future farm-stay/B&B income.

With a top of the line 10kVA off-grid power system & battery storage (with back up inverter plus generator), 86,000L of water storage, dams, fenced pastures (Brachiaria and Nandi grass) and fully equipped set up to support up to 20 head of cattle, everything is ready to go - no power bills, no water bills, just freedom.

The 2019-built eco home offers 3 bedrooms plus rumpus, fitted out with high output, low draw lighting to maximise energy, warm timber finishes, a wood-fire with oven and a layout designed for comfort and efficiency, all surrounded by pristine rainforest and abundant wildlife including birdlife, tree kangaroos, quolls, striped and Herbert River Ringtail Possums and elusive cassowaries.

Just 5 minutes to Millaa Millaa township, with primary school,

4  1  2 

FOR SALE

Offers Over \$950,000

VIEW

By Appointment

AGENTS

Alex Payne

0409 328 153

alex@ljhookerpropertyplus.com

AGENCY

LJ Hooker Atherton

(07) 4091 3144

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.

 **LJ Hooker**

Waterfall Circuit and Mungalli Creek Biodynamic Dairy this is lifestyle, income potential and serenity rolled into one exceptional property.

Key Highlights:

- Plenty of water
- Energy efficient, off grid living
- Established fruit trees and herb garden
- Set up for cattle
- Pristine rainforest
- Complete Privacy
- Access to the Beatrice River
- Equipment included*

Total peace and privacy, wrapped in natural beauty and absolutely breathtaking views. Tucked well back from the road and hidden behind rolling hills, this is a property where neighbours disappear and serenity takes over.

It's the perfect blend of lifestyle and opportunity - walk straight in and start living the sustainable, eco-friendly dream, with genuine scope to generate income if you choose. With reliable rainfall, abundant water and rich, fertile soil, everything grows with ease.

This is just a fraction of what's on offer, contact exclusive agent Alex Payne today on 0409 328 153.

- Enquire for inclusions

MORE DETAILS

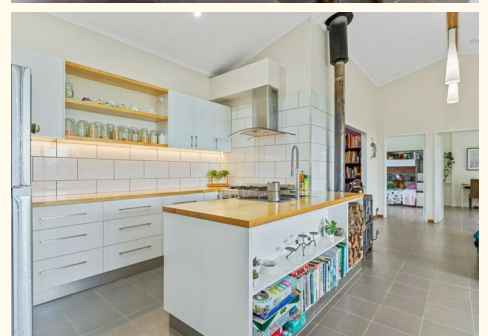
Property ID	SF8F1S
Property Type	AcreageSemi-rural
Land Area	40.67 hectare
Including	Air Conditioning Deck Outdoor Entertaining Built-in-Robes Fully Fenced Solar Panels Water Tank

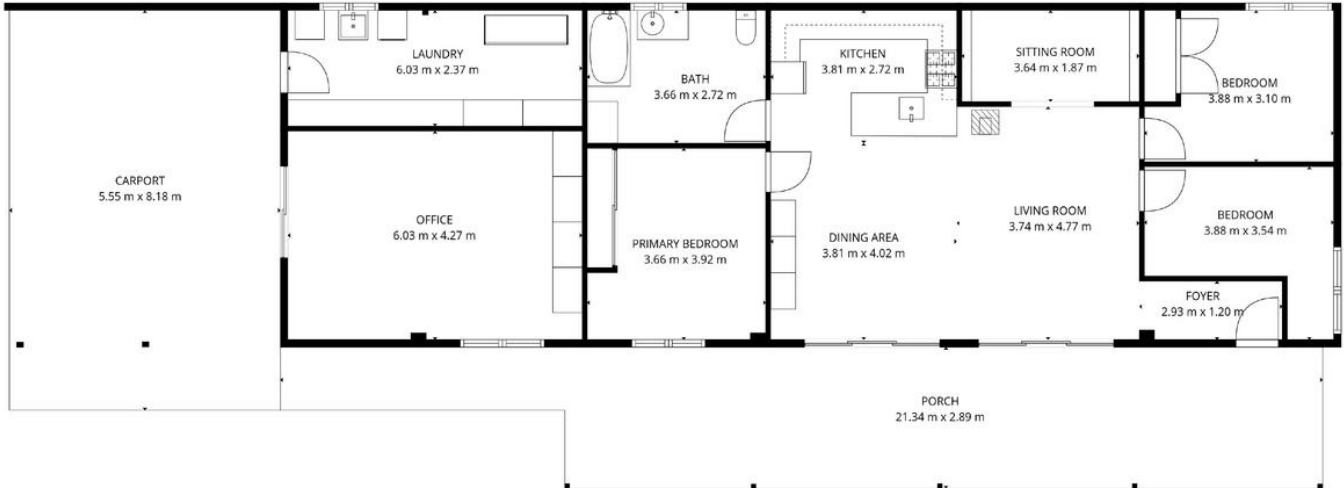
Alex Payne 0409 328 153

Property Sales Consultant | alex@ljhookerpropertyplus.com

LJ Hooker Atherton (07) 4091 3144

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TOTAL: 144 m2
 1st floor: 144 m2
 EXCLUDED AREAS: PORCH: 52 m2, CARPORT: 45 m2, WALLS: 10 m2

FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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