



7.46ha

Sold



152 Goddards Road, Yamanto

## SOLD BY BRENDAN DINGLE

A rare opportunity awaits in Yamanto - 7.46 hectares of level and tiered sloping land right on the edge of suburbia. Whether you're seeking a private rural escape, space for horses and animals, or exploring future subdivision or development options (STCA), this property delivers scale, location, and lifestyle in one.

### Top 5 Features at a Glance:

1. 7.46ha acreage parcel on the doorstep of suburban amenities.
2. Flat front half with creek along rear boundary.
3. Town water connection plus septic system.
4. Queenslander with wrap-around deck and open-plan design.
5. Multiple sheds for storage or rural pursuits.

Set back from the road and surrounded by open fields, the property combines a true country feel with the convenience of Yamanto's growing retail and lifestyle hub just minutes away. With its generous landholding and versatile layout, it presents possibilities well beyond a standard family home.

At its heart is a character-filled Queenslander with wrap-around deck, offering sweeping views of the countryside and the Great Dividing Range. Inside, the home provides a functional open-plan design with four bedrooms, two bathrooms, and multiple living spaces. While neat

4 🏠 2 🐾 8 🚗

**FOR SALE**  
\$1,525,000

### AGENTS

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### AGENCY

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Interested parties must rely solely on their own enquiries.



and practical, the home could be further modernised to suit personal taste, rebuilt or simply enjoyed as is for relaxed acreage living. A heater and large windows reinforce the home's rural charm, while the elevated deck is the ideal spot to unwind and take in the wide green surrounds.

The land itself is the hero - 7.46 hectares with a mostly flat front half, a creek forming the rear boundary, and space to accommodate a wide variety of uses. For horse enthusiasts, hobby farmers, or those simply wanting room to roam, the acreage allows paddocks, stables, or sheds to be established with ease. Existing sheds provide immediate storage and utility.

For forward-looking buyers, the scale and position of this block hold exciting potential for future development or subdivision (STCA). The size, frontage, and access make it an attractive candidate for those exploring long-term projects, especially given Yamanto's ongoing growth and the future train line earmarked for the area. With Airforce Barracks located at the rear and major road links close by, the property sits in a location that is both strategic and convenient.

Despite the acreage setting, all the essentials of suburban living are just around the corner. Yamanto's major shopping village, home to Coles, Woolworths, Kmart, ALDI and a range of everyday services, is a short 5-min drive away. Also just a 5 minute drive to the newly opened greyhound racing track at The Q. Families will appreciate proximity to Amberley and Churchill state schools and parks, while commuters will find quick access to the Cunningham Highway and local public transport options.

Whether you're drawn to the idea of a sprawling rural lifestyle, an equine haven, or a land bank with future development potential (STCA), 152 Goddards Road is a property of scale and opportunity. With its mix of acreage character and suburban convenience, it's a chance not to be missed.

Call Brendan Dingle and Ruby Crowther today to arrange your inspection.

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BDD Pty Ltd with Sunnybank Districts P/L T/A LJ Hooker Property Partners  
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## MORE DETAILS

Property ID B3G6F4R  
Property Type House  
Land Area 74600 m2  
Including Deck  
Water Tank

### **Brendan Dingle 0401 500 412**

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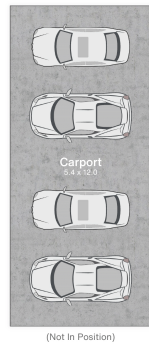
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- 1 Porch
- 2 Carport
- 3 Shed



152 Goddards Road YAMANTO

4 | 2 | 8 | 224m<sup>2</sup>

**LJ Hooker** Property Partners

All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted. Plans are shown for marketing purposes only.

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**LJ Hooker**