







RARE 80 ACRE LIFESTYLE PROPERTY

3 1 12 79.22ac

Price	SOLD for $1,370,000
Property Type	Residential
Property ID	11756
Land Area	79.22 ac

AGENT DETAILS

Austin Bellingham - 0411953866

OFFICE DETAILS

Sippy Downs
Shop 2B/1 Chancellor Village Boulevard Sippy Downs, QLD, 4556 Australia
07 5445 6500

SOLD BY AUSTIN @ BLUE MOON PROPERTY

Set on a picturesque acreage parcel in the heart of Lower Wonga, 456 Abel Road attracted strong interest from both local and interstate buyers seeking space, privacy and a genuine lifestyle opportunity.

Through a targeted marketing campaign and strategic buyer engagement, we generated multiple enquiries and secured an outstanding result of $1,370,000 for our sellers. The sale highlights the continued demand for quality acreage properties and the importance of presenting unique homes to the right audience.

Another exceptional result delivered through proactive marketing, clear communication and strong negotiation.

Home Features

Step inside to a beautifully updated 3-bedroom, 1-bathroom home featuring:

• Brand new Colorbond roof

• Brand new 6.6kW solar system to keep running costs low

• NBN internet connection and satellite TV (free-to-air)

• Split-system air conditioning throughout and a cosy fireplace for year-round comfort

• Gas Stove Cooking

• Renovated verandah decking front and rear – the perfect place to relax and take in the stunning 360-Degree rural views

• 4-camera hardwired security system for peace of mind

The home delivers modern convenience while maintaining its warm country character.

Water & Land

The property is extremely well watered and set up for livestock or mixed farming:

• 2 x 25,000L rainwater tanks

• 1 x 10,000L rainwater tank

• Additional 25,000L tank fed by a Honda mono pump from the creek (Deep creek water hole)

• Creek access

• 4 established dams throughout the property

• Fully fenced with excellent internal fencing (paddock layout seen in photos)

• Rhodes grass throughout

• Suitable for stocking approximately 40–50 head of cattle

• 2-acre paddock with shelter, mains-powered electric fencing – ideal for goats or sheep

• Abundance of firewood available

Enjoy an established rural landscape complete with fruit trees including mango, mulberry, lemon, and orange.

Sheds & Infrastructure

This property boasts outstanding shed space and workshop facilities:

• 10m x 6m garage shed with

- 6m x 6.5m carport

- 3m x 16.5m lean-to

- Independent single-phase power

- Providing up to 6 undercover car spaces

• Large 22m x 12m shed/ Workshop with single-phase power, Brand new 5000kg 2- post hoist, and provisions for a second hoist

• Steel cattle yards, cattle crush, loading ramp, and round yard

Perfect for machinery, vehicles, workshop needs or operating a home-based trade.

Location

• 10 Minutes to Widgee - Service Station, General Store & Restaurant

• 20 Minutes from Gympie, James Nash State High School, Gympie State High School, Victory College and St Patricks College

• 1 Hour to Rainbow Beach, Noosa, Sunshine Coast, Sunshine Coast Airport, Kenilworth & Maryborough

• 2 Hours to Brisbane Airport

The Complete Rural Lifestyle Package

With renovations already completed, reliable water infrastructure, extensive shedding, and quality grazing country, 456 Abel Road is ready for its next chapter. Whether you're expanding your agricultural operation or looking for a private rural haven with everything done, this property delivers exceptional value.

Opportunities like this don't last long, be sure to enquire today!

Austin Bellingham - 0411 953 866

Disclaimer:
Some images used in this advertisement may include digital enhancements, virtual staging, or edited features for illustrative purposes only. While every effort has been made to provide accurate and up-to-date information, all details—including measurements, features, and descriptions—are provided in good faith and are believed to be correct at the time of publication. Prospective buyers are encouraged to conduct their own enquiries and inspections to verify all information and satisfy themselves of the property's condition and suitability.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.