



1595r Bramston Beach Road, **Bramston Beach**

Life Style Purchase with future economic gain (STCA)

This is a property to enjoy now and possibly profit from in the future. A truly magnificent home located on over 109 hectares with beach access.

The beautifully designed home is spacious with zoned living areas capturing sea breezes to enhance the tropical life style. The home covers an area of 499 M2 giving the most active family more than enough space to live or holiday. There are four good size bedrooms all with built in robes, master with walk in and ensuite bathroom. The living areas include Study, Meals, family, dining, lounge and patio making this a home where you can easily get some "own space". The home is completed with 2 further bathrooms, Laundry and very large Garage.

There are also bungalows on the property for those extra visitors, a huge five bay shed/workshop and a shade house.

All this is only a walk to the beautiful Bramston Beach through the beach side government reserve. Sit on the beach and enjoy the views of this tropical paradise.

As if this is not enough. This property has subdivisional potential subject to council approval (STCA)! The 109 hectare property has been previously looked at for extensive subdivision or may be subdivided to suit rural living enhancing the existing home (STCA)

Rates: Approx \$3204.20 pa

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 109 ha

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