

Sold



4161 Maryborough Biggenden Rd, Aramara



## It's A Little Bit Country

### Cottage Style Home

This cute cottage has a refreshing country vibe with a fresh bright interior and a quiet peaceful outlook. Whether you are sitting on the front verandah and watching the world go by or relaxing on the back porch taking in the peace and tranquillity, listening to the birds singing their tunes. You won't want to miss this opportunity to purchase a little piece of heaven in the sleepy little township of Aramara. An easy 40km drive to Maryborough CBD on the Fraser Coast or 40km West to Biggenden.

The home has had a pleasant dose of some tender loving care in recent times and boasts a very comfortable 2 bedrooms, office and a spacious kitchen with separate dining and lounge areas. Featuring air-conditioning and ceiling fans throughout plus the added bonus of a wood heater to keep you warm and cosy in the winter months with plenty of timber to keep the home fire burning. Recently painted throughout with a nice clean look, new carpet and new vinyl complete the picture.

Enjoy a lower cost of living with lower council rates and add your own extras to help you create a self sufficient lifestyle. Look to add some solar panels, fill the chook pen and grow your own veges with plenty of room to home it all. The property has a good sized shed with power plus 15amp for the Caravaners among us. Rain water tanks for the house and a large dam and watering hole to assist with irrigation over this fully fenced property. Sitting on a 3902sqm block with 2 lot numbers on 1 title and 2 street access which could provide an opportunity to add a granny

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Price	SOLD
Property Type	Residential
Property ID	215
Land Area	3,902 m <sup>2</sup>

### Agent Details

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flat or similar STCA.

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