



WURDONG HEIGHTS

161 Yalkarra Crescent

5  2  6 

Stunning Panoramic Views & Country Lifestyle on Gladstone Doorstep

If you have dreamed of owning a private hilltop retreat with 270 panoramic views (east to the Boyne River, south To Many Peak Ranges and north overlooking natural bushland) together with the convenience of living within a 15klm radius of Gladstone CBD, Awoonga Dam and Boyne/Tannum beach, then look no further than this loved residence that is set on a 6.32 ha (15.6 acres) block located in Wurdong Heights.

Fully sealed concrete driveways and access road provide easy movement around the property and lead up to the low maintenance and immaculately presented brick dwelling (approx. 250sqm living under roof) that is positioned atop a hillock at the back of the block to take full advantage of the picturesque views. Outdoor living options include spacious patios front and rear where you can put your feet up come end of day and sit back and relax in the cool or entertain family and friends over a lunch time bar-b-que.

The flowing floor plan of the residence includes open plan designed living that flows through to a large rumpus room with bar and both living areas are air-conditioned for your comfort in our tropical climate. There is also plenty of room for your family/or guests to spread out with (5) bedrooms positioned throughout the home plus the luxury of spa bath in the ensuite.

The kitchen is the heart of this home with plenty of bench and cupboard space including convenience of a Miele dishwasher, a servery window to the outdoor living area, and gas hotplates/electric oven combination cooking appliances.


Other impressive features of this property include:

- Connected to Town Water supply + (4) poly water tanks (110,000 litres)

Property ID	L1085458
Property Type	House
Garages	6
Land Area	6.32 hectares

AGENT

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- Electronically controlled underground Irrigation installed to all grassed areas & gardens
- (3) Sheds with total roof area of approx. 500sqm including open style shed with reverse cycle air-conditioning, fully sealed & insulated (ideal for the hobbyist)
- Steel & concrete cyclone Bunker
- (2) Trouble free Septic Tanks
- Golf Buggy with charging station built into end of the 36sqm carport adjacent to residence
- Roll-down storm shutters for weather protection
- Monitored Security System installed to give 24 hour per day peace of mind

This property has been carefully developed over the past decade with an eye for detail with no expense spared and has been created as maintenance free as possible to provide a quality lifestyle.

Now is your opportunity to secure this wonderful country lifestyle that is situated on Gladstone's doorstep..and make YOUR DREAM COME TRUE!