








# ULTIMATE LIFESTYLE CHANGE: SELF-SUFFICIENT, OFF-GRID PARADISE

Escape to this rare and unique property, offering the ultimate lifestyle change for those seeking self-sufficiency and a golden business opportunity. Nestled just minutes from the stunning Woodgate Beach, this 10.64-hectare (26.3 acres) fully fenced property is a thriving oasis, currently home to 2,600 mature macadamia nut trees, avocado trees, and a variety of fruit trees, including banana, mandarin, lime, tropical Anna apple, and lemon.

The property operates off the grid with a fully functional solar system, including 14 solar panels, a 5Kva converter, and 8 x 12v batteries, providing ample power for the entire property. In addition, a generator ensures reliability during peak demand, while three dams (one stocked with Grunter Bass) offer plentiful water resources.

A massive 18m x 16m shed serves as the main residence, offering 2 bedrooms, 1 bathroom, a combined lounge/kitchenette/dining area, all designed for relaxed living. The property also features a 9m x 6m packing shed complete with a conveyor belt, pallet jack, sorting table, and receiver bin, making it a perfect base for business operations. An expansive 160m² machinery shed and an irrigation shed with a 6-outlet system and fertigation tank round out the infrastructure, ensuring smooth operations year-round.

With 5,996-gallon poly tanks for rainwater storage and instantaneous gas hot water, every aspect of sustainable living has been thoughtfully addressed. A dedicated space for a new residential build provides the opportunity to further expand and customize your living space.

2 1 10.64ha

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| **Price** | $1,250,000 |
| **Property Type** | Residential |
| **Property ID** | 1072 |
| **Land Area** | 10.64 ha |

## AGENT DETAILS

Lisa Arjona - 0407 174 325
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## OFFICE DETAILS

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This property is an absolute must-inspect! Ideally located centrally to Woodgate Beach, Childers, and Bundaberg, it combines the tranquillity of off-grid living with the practicality of a business-ready, self-sufficient farm. The main shed living modification is still pending certification, adding an exciting opportunity for customization. With 4 custom built caravan decks overlooking the main dam as well as 3 access points to the Gregory River, the outdoor lifestyle possibilities are endless.  Set on an expansive 10.64-hectare (26.3 acre) allotment, the property also presents exciting future subdivision potential (STCA), adding further value and opportunity to this already impressive lifestyle and business offering.

**Seize this golden business opportunity and lifestyle change – everything is ready to go.**

Don’t miss out on this rare chance to own a self-sufficient, off-grid property with the perfect mix of business potential and lifestyle appeal.

Contact Jose today on 0412144426 for more information!

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