



146 Eumundi Range Road, Eumundi



ELEVATED HINTERLAND HOME WITH PANORAMIC MOUNTAIN VIEWS

Enjoy sweeping mountain views and spectacular sunsets from the wraparound verandahs of this elevated Eumundi property.

Set on two private acres and boasting an 8 x 4.5m saltwater infinity-edge pool, this unique home is perfectly configured for dual living. Its pod-style layout works for those seeking a comfortable family home with granny flat accommodation plus work-from-home office premises.

A second driveway creates scope to build a substantial shed or additional dwelling well away from the main residence. And, at the bottom of the garden, a rustic studio, perched alongside a picturesque dam, presents as an inviting artist's retreat.

At the heart of this home is a light-filled central living space opening on three sides to shaded decks which frame the expansive views and allow the breezes to flow.

The contemporary kitchen includes Caesarstone tops, a large sit-up island, undercounter wine fridge, Westinghouse oven and gas hob.

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Price Offers Over
\$1,750,000

Property Type Residential

Land Area 8,237 m²

Floor Area 434 m²

Agent Details

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Kate Jackson - 0419 128 656

Office Details

Jackson Jones

0497 338 395



It leads out to a deck area and adjoining built-in barbeque kitchen, perfect for cooking alfresco as you soak in the stunning Mount Eerwah backdrop.

Three spacious king bedroom pods all enjoy their own bathrooms, spacious wardrobes, shaded decks and beautiful country views, include one with its own laundry and sitting room.

Downstairs, a large laundry features stone benchtops, plentiful cupboards and a covered drying deck, while substantial under-house storage is currently set up as a workshop and wine cellar.

Cooling is ensured through ducted and split system air conditioning, while louvres, flyscreens and ceiling fans throughout allowing the country breezes to circulate. 65,000L of filtered tank water ensures you will never run dry, while 4.5kW of solar helps keep utility costs to a minimum.

Outside, a covered carport and additional hard standing feature among the sculpted garden beds at the front of the home, while at the back, grass terraces and steps run across the established landscape and down to the studio, dam and a stone-built pizza oven. A charming, raised gazebo provides a vantage point across the surrounding landscape or a great cubby playhouse for little ones.

The second driveway, running off Balkin Road at the rear of the property, is concreted and provides excellent opportunity for future development.

Located just 5 minutes from central Eumundi and 20 minutes from Noosa Main Beach, this one-of-a-kind home offers spacious hinterland living and incredible mountain views within a short drive of the coast's best schools, beaches, bush trails and amenities.

Call Kate on 0419 128 656 for an inspection today.

WHAT WE LOVE:

- Elevated hinterland home on two private acres with panoramic mountain views and wraparound verandahs
- 5 minutes from central Eumundi and 20 minutes from Noosa Main Beach
- 8 x 4.5m saltwater infinity-edge pool
- Pod-style layout perfect for accommodating guests, dual living and work-from-home offices
- Rural zoning and proximity to Eumundi and Doonan = excellent opportunity for home-based business such as health practices, art studios, accountancy rooms etc.
- Light-filled central living space opening on three sides to shaded decks

- Contemporary kitchen with Caesarstone tops, large central island, wine fridge, Westinghouse oven, dishwasher
- Built-in external barbeque kitchen
- 3 spacious king bedroom pods serviced by 3 bathrooms, with beautiful country views
- 2 laundries
- Substantial under-house storage currently configured as workshop and wine cellar
- Garden studio with power and water - ripe for renovation
- Picturesque dam and raised gazebo
- Ducted and split system air conditioning, plus louvres, flyscreens and ceiling fans
- 65,000L of filtered tank water and 4.5kW of solar power
- Solar hot water system
- Large double carport at front of home, plus additional hard standing
- Landscaped gardens with steps and terracing
- Separate concrete driveway onto Balkin Road provides opportunity for future development
- School buses running along Eumundi Range Road

EUMUNDI:

Eumundi is famous for its street markets, which run on a Wednesday and Saturday morning. This beautiful hinterland village, with its strong community spirit and laidback vibe, is a 5-minute drive to the Bruce Highway and a 1.5-hour drive from Brisbane. It is home to top restaurants, craft breweries, live music pubs and excellent coffee. It offers a mainline train service to the Queensland capital, boasts a highly regarded primary school and is within close proximity to several other top public and private schools.

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