



### 36 Appaloosa Drive BRANYAN QLD

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City fringe acreage living only 5 minutes to Bundaberg, sits this immaculately presented low-set 3 bedroom brick home on just over an acre.

The property has been divided into 2 x fully fenced paddocks, both beautifully cared for by the great tenants in place. Previously set up for horses in the backyard with its very own stable. Water is taken care of with 2 x 5,000L rain water tanks, as well as a domestic bore and pump supplying yard taps and irrigation to keep the paddocks and gardens green all year round.

For your cars, you have a 2 bay lock up steel shed to drive straight into beside the home. Additionally another high clearance 6 x 6 steel shed in the back yard that is open at the front to keep your larger toys out of the weather. There is also a 3 x 3 metre garden shed.

**Price** : \$ 575,000  
**Land Size** : 4508 sqm  
**View** : <https://www.thefourwalls.com.au/sale/qld/bundaberg-wide-bay/branyan/residential/house/7907601>



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