**Harcourts The Rocks**
15 Livingstone Street,
South West Rocks NSW 2431

## 108 Scrubby Creek Rd, South Kempsey, NSW 2440

**$1,800,000**

Acreage 3 2 3
















# Australian Pet Boarding – Home Occupation with Outstanding G

Set across approximately 3.82 hectares, 108 Scrubby Creek Road, South Kempsey, home to the well-known Australian Pet Boarding, presents a unique opportunity to combine a peaceful rural lifestyle with an established home-based business.

**Open for Inspection**

By Appointment.

Offering the rare ability to live and work from the one property, this versatile holding is ideally suited to someone looking to take over and grow an established pet boarding operation, while enjoying the space and lifestyle that acreage living provides.

The property includes a comfortable three-bedroom, two-bathroom home, allowing owners to be conveniently located on-site. Additional workers' living quarters provide further flexibility for staff accommodation or on-site assistance, an important feature for a business requiring ongoing care and attention to its four-legged guests.

The purpose-built boarding facilities are extensive, featuring 53 dog kennels and a 26-cat cattery, providing significant capacity for pet boarding. Dedicated dog training facilities further add to the versatility of the property and open the door to additional services and future business opportunities.

With much of the infrastructure already in place, there is exciting potential for a new owner to build on the existing foundations and further develop the operation. Opportunities may include expanding boarding services, dog training, grooming, specialised pet care and other complementary services, subject to any necessary approvals.

The combination of acreage, residential accommodation, staff quarters, and established animal boarding facilities makes this far more than just a lifestyle property. It offers an opportunity to create a genuine live-and-work lifestyle, where your home and business come together in one unique setting.

For those looking for a change of pace, an established business opportunity or the chance to grow within the expanding pet care industry, Australian Pet Boarding at 108 Scrubby Creek Road offers a solid foundation with plenty of potential for the future.

Live on-site. Run your business from home. Grow the opportunity.

Contact Jarrad Smith today for further information or to arrange your inspection.

**Listed By**
Jarrad Smith

Mobile: 0422 795 991

Listing Number: 3563661

Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.