

480 Gatton Esk Rd, Lake Clarendon, QLD 4343

\$3,300,000

Livestock



## 136 Acres of Equestrian Excellence & Rural Sustainability

This extraordinary 136-acre property delivers the ultimate combination of luxury living, rural tranquillity, and exceptional infrastructure. Captures breathtaking views in every direction, the setting offers complete privacy where vibrant wildlife is your daily backdrop.

**Open for Inspection**

By Appointment.

The residence is substantial in scale and uncompromising in quality. Featuring four bedrooms, including three with walk in robes, two bathrooms, three toilets, office, media room and gym, the home has been designed for both comfort and functionality. High 2.7 metre ceilings, ducted Daikin air conditioning with MYAIR technology, custom frameless glass bifold doors, Caesarstone benchtops throughout, and a stunning Hamptons inspired kitchen with butler's pantry all reflect thoughtful design and premium finishes. The master suite is a true retreat, complete with freestanding bath, double vanity, double shower and an expansive walk-in robe.

Designed equally for lifestyle and entertaining, the home also features a fully screened outdoor patio area, creating a comfortable all-season space to relax or host guests. Protected from insects and the elements while still capturing natural light and breezes, it provides the perfect setting for gatherings large or small.

Now what you are here for!

Infrastructure across the property is equally impressive. A five bay powered garage is complemented by an enormous fully concreted shed, powered and equipped for serious machinery, workshop use or business operations. A 39kW solar system, extensive water storage with eleven 6800-gallon tanks, bore, and three interlinked dams supported by a property wide drainage system ensure long term sustainability.

For equestrian and livestock pursuits, the facilities are exceptional. A 20m x 60m sand arena, multiple fully meshed mare and foal paddocks, 11 well designed paddocks with automatic troughs, and wide 10 metre laneways provide safe and efficient movement throughout. The Mare and Foal stable complex includes XL stables, insulated wash bay, grooming station, tie up areas and thoughtful safety features. Brand new cattle yards with concreted walkways, calf crush and loading facilities are set up for single operator use.

This outstanding property offers far more than can be captured here. Contact our office for a detailed information memorandum and to arrange your private inspection.

### Listed By

The Office  
Phone: (07) 5462 3000

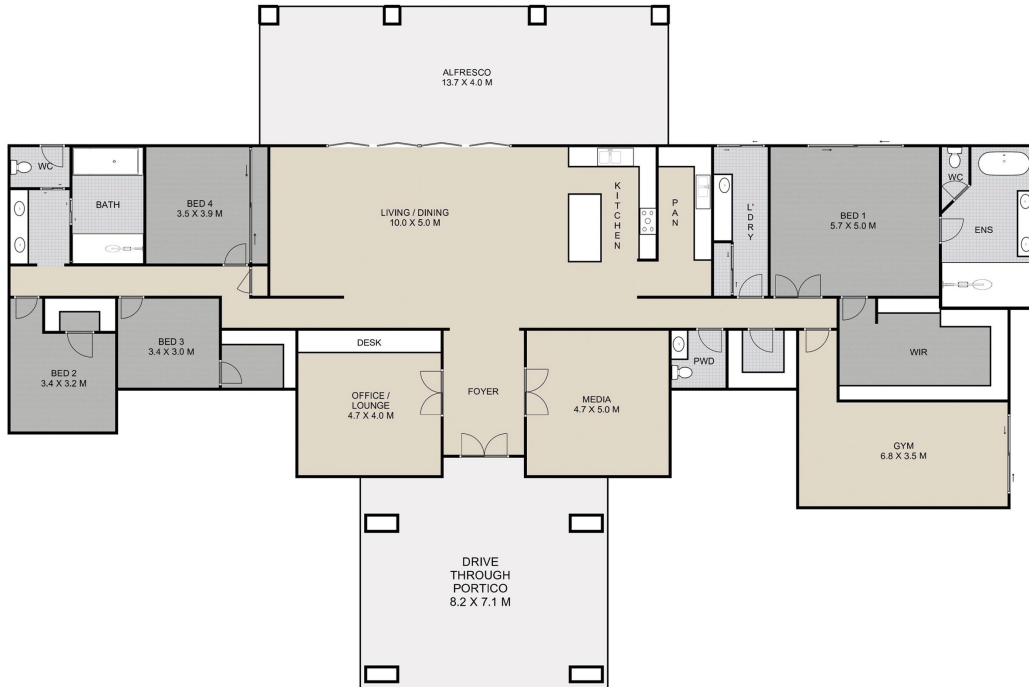
Matt Kark



Floorplan

# 480 GATTON ESK RD LAKE CLARENDON

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**Artist Impression Only** : While every attempt has been made to ensure the accuracy of this floor plan's areas and measurements of doors, windows, rooms and all other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustration purposes only and should only be used as such by any prospective purchaser.  
Floor Plan By [www.twobearstudios.com](http://www.twobearstudios.com)

