

Address: 1574, WESTALL WAY LOOP

Bio Region : Eyre Peninsula

Bio Regional Center : STREAKY BAY State :SA

Property Code : 3734998

Price : \$950,000



Major Benefits of this property:

- 100% self-sufficient home in a pristine environment offering absolute privacy
- Perfect eco tourism or accommodation potential for income stream
- Quality power and water systems and house design and build

ecoproperty® guide



Land
Built
Community
Energy
Water



This property was assessed and rated on : 9 Jul 2017



Disclaimer

The property owner, other organisations and public authorities, provided the information for this assessment and rating, floor plans and property plans. Whilst we believe this has been provided in good faith and reflects the key features of this property, any Purchaser or User must rely on their own enquiries, independent advice and research, to satisfy their own requirements and any legal obligations.

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Land 4/5



- 105.3ha (260.2 acres) with 270° unique & unrestricted sea views over Speeds Point, Sceale Bay, Cape Blanche & Point Westall, all some of the most picturesque locations on the west coast of Eyre Peninsula.
- Situated on Mount Westall, 23 Km from Streaky Bay.
- 80m above sea level



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Built 4/5



This 3 bedroom home offers :

- 194 sq m split-level house with 3 bedrooms
 - o 2 bathrooms
 - o a large lounge room upstairs, overlooking the amazing panorama
 - o a large rumpus/gym room for the billiard or gym junkie, beside the main part of the home,
 - o A 30 sqm deck overlooking Point Westall
 - o Lots of room if an extension to the house is needed
- Outside: a boules court (or terrain de pétanque)
- 162 sq m shed
- Tiled floor in living area downstairs
- Carpeted bedrooms
- Beautiful wooden floor on 1st storey
- Wooden kitchen cupboards & Corian bench tops
- Double-glazing windows to the south
- Heated bathroom floors
- A/C in cellar only
- Light in roof cavity

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Community 3/5



Ideal to use this property as a hobby farm or use it for eco-tourism or as a retreat (STCA).

If you or your visitors like :

- views that change every day
- kilometres of beaches to enjoy on your own
- good walks – 10 minutes to 2hrs or more
- to swim - in a large ocean rock pool
- to snorkel – 5 minutes away, Smooth Pool, one of the best snorkelling spots on Eyre peninsula
- to surf – 5 minutes away, The Granites, a very popular surfing spot

To fish - king george whittings - nannygai – crayfish – blue crabs - squids – tuna - abalones and more... are waiting for you. Make your own sea salt and use sea water to cook your seafood.

Streaky Bay is 23 km away and has 2 supermarkets, 1 hospital, medical & dental clinics, physio, massage, schools...



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Energy 5/5



Solar hot water + hot water heater in Saxon wood heater

NBN Satellite Connection

Mobile phone: weak connection

Remote power system:

- 1 Kubota J108-AUS 8KVA back-up generator (2016)
- 12x2V Sonnenschein solar gel batteries (2014)
- 21 solar panels (8x2014 – 4x2016 – 9x2017) about 4.5kw all up
- 24V Studer Innotec system (2014)
- Xth-5000-24 Xtender inverter/charger 4500w
- 2 Vario Track (1 old – 1 new)
- 1 RCC-02 remote control & programming unit



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Water 5/5



5x water tanks (up to 115,000 litres)

Grease trap for grey water

Septic tank for black water only

1000 litre tank for gravity water in the house. (Pump filled).

1500 litre tank to water plants by gravity. (Pump filled).



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Contact Agent/Owner

Contact : SA/WA Owner

Landline : -

Mobile : (+61) (61) 0468 489 333

Email : vic@ecorealestate.com.au



Feedback

We welcome your feedback about this ecoproperty® guide and any questions you have about the property or it's features.

Please email us at ecoproperty@eco.com.au or phone our offices on National T: 1300 796 326

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