



Burketown



948CPF - FREEHOLD CARAVAN PARK - GULF OF CARPENTARIA (ON THE SAVANNAH TRAIL)

- 18% Return on Investment
- Site area 9,108m²
- 28 sites plus 21 cabins
- 2 bedroom owner's residence with garage, deck and fenced yard
- Located just 25kms from Gulf of Carpentaria
- Long term owners have established solid trade
- Caters for long term stays, contractors and general tourists clients
- Take advantage of the Grey Nomad Explosion in 2021

Net Profit: \$266,324 for 2020/21

Contact **Antonio Curulli** from **Tourism Brokers** for further information or to arrange an inspection.

Property ID: 948CPF (quote when enquiring)

Location: Burketown is the small historical town located 25 kms from the coast of the Gulf of Carpentaria. Although small, Burketown is popular with tourists as it offers a whole host of activities including four-wheel driving, scenic flights, crocodile spotting, bird watching, camping and the natural wonder "Morning Glory" cloud formation.

Residents enjoy a relaxed, stress and hassle free lifestyle, devoid of 'big city' negatives such as pollution, crowds, traffic congestion, serious crime and

Price	FREEHOLD \$1.5m Neg
Property Type	Business
Property ID	3675
Land Area	9,108 m ²
Floor Area	1 m ²

AGENT DETAILS

Antonio Curulli - 0488 030 853

OFFICE DETAILS

Beecroft
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overcrowding. Positive aspects of living in Burke Shire also include access to great fishing spots, the ability to 'pop home for lunch' during the working day, long stretches of flat roadways for bike riding, plenty of places for horse or off road motor bike riding, social sporting fixtures, uncrowded public pools (six in the complex), off the beaten track camping areas and a safe environment for young children to experience a real Australian childhood, complete with wallabies hopping down the streets and frogs croaking in the yard.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.