



## Cumboola Country Veteran's Retreat

This well-established freehold caravan park business, which includes a strong party marquee, chair, and table hiring service, has been operating successfully for approximately 20 years and is now being offered for sale for the first time. The sale also includes residential property and a fantastic 265 acres of land.

The main camping park area is divided by the beautiful Punchbowl Creek – the iconic main waterhole, many guests enjoy relaxing by 'wetting a line' or catching the bush delicacy - 'The Yabbie' or freshwater prawn. These waterways usually abound with yabbies, which taste even better when freshly caught.

This is not your typical caravan park. It prides itself on

Price \$1,477,000

Property Type Business

Property ID 453

### Agent Details

Lily Small - 0427 674 974

### Office Details

LUX Business Sales & Advisory

0427 674 974



spaciousness and the ample distance between all cabins, cottages, and sites. It promotes a back-to-nature, bush camping experience, making it the ultimate retreat for couples and families seeking relaxation and adventure. Accommodating pets as well, it's the preferred destination for travellers. With its reputable staying options and significant goodwill, this business thrives all year-round.

Included in the sale is a spacious 4-bedroom house, providing comfortable living quarters for the fortunate new owners. But that's not all - seize the opportunity to expand the party and marquee hiring business, adding even more value to your investment.

This caravan park offers a diverse range of accommodation options: Cabins, cottages, caravans, and camping facilities for all guests. The accommodation includes Four Self-Contained Cabins, Powered Tent/Van/Motor Home Sites, and hundreds of acres of Remote, 'off-grid' Sites, complemented by complimentary high-speed internet. The area boasts all modern amenities, including hot showers and flush toilets, with a coin-operated laundry also available.

Located just a comfortable 4-hour drive west of Brisbane, just off the main Warrego Highway between Chinchilla and Miles, and only 2 hours north of Goondiwindi, the main crossing point from New South Wales into Queensland, this caravan park is the obvious choice for travellers from the southern states to break their trip.

### **Opportunities:**

- Develop more cabin houses and caravan sites.

- Expand the party and wedding venue, and the hire business.
- Establish a dedicated camping area for schools and groups.

Both the caravan and hire businesses are strong enough to generate good incomes. Due to the current owner's health situation, they are happy to negotiate within reason. The owner is willing to offer the buyer the opportunity to stay here for a short period to showcase all their skills and help them understand the true potential of the business.

Don't miss out on this once-in-a-lifetime opportunity to own a thriving caravan park business in beautiful Queensland. Whether you're an entrepreneur or a dreamer with a vision, the possibilities for success are endless.

Attention investors, business migration buyers, and entrepreneurs! This business opportunity is in high demand, and it's not one to be missed.

**FOR SALE: \$1,477,000 (including Property, Caravan Park and hire business, all facilities and equipment)**

Contact the exclusive business broker now for further information on this business investment opportunity.

**Lily Small**

**Business Broker and Advisor**

**Lux Business Sales and Advisory**

M: 0427 674 974

T: 1300 685 081

E: [Lily@luxbusiness.com.au](mailto:Lily@luxbusiness.com.au)

W: <https://luxbusiness.com.au/>

<https://www.youtube.com/watch?v=5EsRZu0GlgM>

Address: L 18, 175 Eagle St, Brisbane City 4000

Want to know more about this business? Simply submit an online confidentiality agreement. Or go to <https://www.luxbusiness.com.au/> and use the reference number to search for the business.

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