

## Premier Red Kurrajong Country

Price : SOLD

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### Area & Tenure:

1,226 ha (3,030 Acres) Freehold

### Situation:

28 km north of Narromine and 47 km Dubbo.

### Description:

Level to gently sloping country with predominantly red loam soils as well as 100 acres of black soil and 40 acres sandy loam. Timber comprises scattered Kurrajong. Minimal Box and Belah on the boundaries.

Mostly arable with 2,900 acres previously farmed. Crops of Wheat, Canola and Wheat hay have been grown previously.

Bore located at the house equipped with electric submersible pumping to a large concrete tank and to the airstrip. 6 ground tanks and 1 share tank with contoured drains.

Average annual rainfall of 21 inches (525 mm).

Fenced into 5 paddocks. Boundary and internal fencing Netting/Barb and ringlock/Barb with some sections requiring attention.

### Improvements:

Older 1930s 3 bedroom home with 3 car garage that has not been occupied for many years and nearby cottage also unoccupied

- Igloo grain storage shed (210' x 60') - cement floor and bunding. Approx 3,000 tonne capacity. Power connected.
- Fertiliser shed and skillion
- Hay shed
- Elevated silos (1 x 190t, 2 x 100t, 2 x 45t, 4 x 40t and 1 x 60t)
- 2 x 60t Flat bottom Silos
- 60 tonne (20 metre) weighbridge with digital readout
- Machinery loading ramp
- 800 m private airstrip
- 12,000 litre fuel storage

### Features:

- Premier Red Kurrajong Country
- Very accessible property - well located to service centres
- Excellent grain storage and handling infrastructure
- Ideal for grain production
- Your own private airstrip
- Has been in the family since 1965

This information has been obtained from our vendor(s). We make no representations to its accuracy. All computer images, maps and photographs are indicative only. We are merely passing the information on. Interested parties should make their own enquiries.

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