

Bourke, NSW

Picturesque Property with Darling River Frontage



Price : SOLD

3 1 1



An amazing opportunity on the banks of the Darling River, this stunning family home will be sure to suit. Situated on a 30-acre block of land and only minutes from town, this three-bedroom Hardiplank family home is ready to move in and enjoy!

Upon entry you are greeted with the light filled kitchen, offering laminate benchtops, electric oven and rangehood, and hardwearing laminate flooring. Flowing effortlessly from the kitchen, and boasting a generous size, is the open plan living and dining area offering evaporative air conditioning and a split system for comfort all year round.

The large windows throughout the home bring a feeling of light and space and this is complemented by the covered verandah which flows out from the kitchen, overlooking the Darling River.

Towards the back of the home you will find the three well-sized bedrooms all featuring built in robes and evaporative air conditioning, with the master bedroom also offering a split system. The family bathroom is light and spacious and is well situated to all three bedrooms.

There are countless external features to this stunning property, one of which being the abundance of water supply and storage. Boasting a 10,000L and 25,000L poly water tanks, equipped with an electric pressure pump, supplying domestic water to the home. Alongside the 35,000L water storage capacity is a 3,000L rainwater tank, also fully equipped with electric pressure pump, supplying rainwater connection to the home.

With an electric submersible pump from the river, in addition to the 1 Megalitre water storage dam, ensures water storage is no issue. This property has a 25-acre cultivation permit and an irrigation licence may be available for purchase if required.

This is a wonderful opportunity not to be missed. With fishing, boating, skiing or just relaxing and enjoying the tranquillity all on your doorstep, this amazing property is just waiting for new owners to enjoy. Please contact the store to register your interest and secure a viewing.

Features Include:

- Hardiplank home
- Three well-sized bedrooms all with built in robes
- Evaporative air-conditioning throughout
- 2x reverse cycle split systems
- Large well-appointed bathroom
- Separate toilet in laundry
- Back to Base security system
- Video surveillance security system
- A Class WAL
- Large dam
- Stock and Domestic water supply from the Darling River â€“ with domestic water pump set up.
- Electric submersible pump
- 1x 10,000 litre with an electric pressure pump
- 1x 25,000 litre with an electric pressure pump
- 1x 3,000 litre rainwater tank with an electric pressure pump
- Inground sewage disposal system
- Fully secured shipping container (2.5m x 6m)
- Garden shed
- Fully fenced yard with a gravel driveway
- Inground irrigation system
- Chook pen
- Laser levelled for intensive cropping

Inspection by appointment only

This information has been obtained from our vendor(s). We make

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Please contact the agent for a private inspection



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.

Representative

Property ID 4962716

**Schute Bell
Property**



Sydney Office
Ph: (02) 9892 0700
www.schutebell.com.au