

## Well located to the township of Bathurst

Price : SOLD

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### Area & Tenure:

229.8 Hectares (567 Acres) Freehold.

In two adjoining Titles - 121.3 ha and 108.9 ha. (Each complying with minimum lot size.)

### Situation:

14 km South of Bathurst with frontage to Gestingthorpe Road (all weather) and Rockley Road (Bitumen). 4 km Perthville and 2 1/2 hours Sydney.

### Description:

Undulating granite soil country with scattered Yellow Box Timber. Established improved pastures comprising Phalaris, Cocksfoot & Clover.

80 - 90 % arable.

Watered by 6 dams and a solar equipped bore pumping to a 10,000 gal tank reticulating to troughs

Average annual rainfall of 600 mm (24 inches)

Fenced into 9 paddocks with a combination of Netting/Barb and Ringlock/Barb

### Improvements:

Small Shed - Closed on two sides

Steel sheep yards with loading ramp

### Features:

- Well located to the township of Bathurst
- Sown down to improved pastures
- Two separate titles
- Very accessible with two road frontages
- Watered by dams and a solar powered bore

Auction to be held 22nd April, 11am at Bathurst Panthers - 132 Piper St Bathurst.

This information has been obtained from our vendor(s) and third parties. 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.

Representative  
Cameron Mclvor

Brett Douglas  
0448 296 392

Property ID 3542189

**Schute Bell**  
Property



Sydney Office  
Ph: (02) 9892 0700  
[www.schutebell.com.au](http://www.schutebell.com.au)

