

# 465 Bourbah Rd "Buena Vista" Collie, NSW



**Acres, Homestead and 5 kms from Collie!**

**Price : \$2,340,000**

**3** **1** **0**

**Area & Tenure:**  
1040 Acres (421 Ha).

**Situation:**  
5 kms North of Collie

**Description:**  
The homestead and shed are on a red ridge loam with the remainder of the property being a balance of self-mulching black soil.  
Approximately 900 Acres of arable or grazing country with 112 Acres of support country.  
Watered by a bore with electric Sub 400 Ft 500 Gallon p/h and 9 Dams.  
Fenced into 9 paddocks consisting of the following;  
7 . 90 . 15 West Boundary with 2 Barb,  
7 . 90 . 30 North West.  
North Boundary Plain wire.  
Southern with netting and Hinge joint.  
Internal fencing replaced 10 years ago and 3 km electric fencing.  
Boundary Hinge joint and netting.

**Structural Improvements:**  
Three-bedroom weatherboard, iron roof homestead with the following to offer;  
Lounge room and dining room.  
Living room with split system.  
Good size kitchen with island bench, pantry, and dishwasher.  
All bedrooms with built-ins.  
Bedroom 1 has a split system and fan.  
Sleep-out with built-ins and flows off bedroom 2.  
Main bathroom with double vanity, shower, and bath and heated flooring.  
Separate toilet with additional toilet located in the laundry.  
12 x 18m Machinery shed with 1 bay concreted (4.2 m High).  
12 x 18m Hay shed (6 m High).  
Chemical shed.  
2 x 40 T Jetstream silos.  
Light portable cattle yards and crush, sheep yards with shelter.

**Features:**  
- 1040 Acres (421 Ha).  
- 3 bedrooms plus sleep out homestead.  
- 12 x 18 m Machinery Shed.  
- 12 x 18 m Hay Shed.  
- Sheep yards and portable Cattle yards.  
- 5 kms from Collie.

Inspection by appointment only

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**  
**Jason Hartin**

**Property ID 7643618**

**Schute Bell**  
**Property**



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

