

# 247 acres at Trentys Lane \$1,200,000



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## WITH SUBDIVISION POTENTIAL

This would have to be one of the best well balanced properties in the Kyogle and Casino areas. Most of the property has been pasture improved and will run 100 cows and calves. Improvements include a 3 bedroom comfortable homestead in very good order, Stockyards and old dairy + several outbuildings. The land is subdivided into 6 main paddocks and is watered by Doubtfull Creek, fully equipped bore and spring dam and gully plus several concrete water troughs. The property has 3 concessional subdivisions and is on 2 titles with the possibility to subdivide the land into 5 blocks (plan available). Situated 17 minutes to Kyogle and Casino the property is enjoying some excellent rainfall at the moment.

Category: Mixed farming

Land: 99.96ha (247.00 acres approx)

Fencing: Mainly barb and timber post

Improvements: House, yards and sheds

Rainfall: 47 inches pa

Soil types: Basalt red volcanic

Carrying capacity: 100 breeders

Services: All available

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