



## 2042 Low Darling Road, POMONA, NSW 2648

Part of the Iconic Dunvegan Station | Premium Darling River Frontage

**327.80 hectares, 809.98 acres**

PISANA # 2042 Low Darling Road via Pomona

Welcome to PISANA, an exceptional lifestyle holding forming part of the renowned Dunvegan Station. Positioned at 2042 Low Darling Road via Pomona, this remarkable property offers what could be the finest constructed weekender getaway in the Sunraysia region.

Spanning over 810 acres, the property boasts kilometres of stunning Darling River frontage, complete with internal creeks, sandbars, native timbers and natural herbages - delivering a truly unique riverfront environment.

### Property Features:

- Fully fenced boundaries
- Bitumen road to driveway with a gravel roadway access with a solid secure steel gateway entrance

**TYPE:** For Sale

**INTERNET ID:** 20P2792

### SALE DETAILS

**\$2,650,000 -  
\$2,750,000**

### CONTACT DETAILS

**Elders Mildura, Robinvale & Wentworth**  
143 Lime Ave, 3500 79-81  
Perrin Street, 3549 34  
Darling Street, 2648  
MILDURA, VIC  
5018 6800 5026 3050 5027  
3411

**Marty Deacon**

- Extensive Darling River frontage
- Floating pontoon â## houses stock and domestic pump and doubles up for fishing, boating or peaceful river views
- Income stream from newly constructed Transgrid power line for approximately 20 years
- Strong stands of river gums and box trees
- Wide sections of the Darling River with kilometres of frontage well within the Murray River pool level.
- 6ft netted fencing with holding paddocks and lane ways with stands of timber for shade and a iron clad shed for fodder storage or processing.

#### The Residence:

A substantial Colorbond-constructed building designed for both durability and comfort with all modern facilities for making living comfortable. A dedicated machinery storage area, cool room and ablution block are added features.

#### Ground Floor:

- Spacious open-plan living
- Modern facilities throughout
- Expansive window frontage capturing breathtaking river and native bushland views

#### Mezzanine Level:

- Three generously sized bedrooms
- Each bedroom with its own private ensuite

#### Additional improvements include:

- Solar power system
- Air conditioning for year-round comfort
- Ablution block
- Rainwater storage

This is a rare opportunity to secure a once in a life time opportunity to secure a substantial riverfront holding offering privacy, recreation, lifestyle, and income potential - all within the highly sought-after Sunraysia region.

Less than an hour's drive from Mildura and approximately 20 minutes from Wentworth. Bitumen road to driveway.

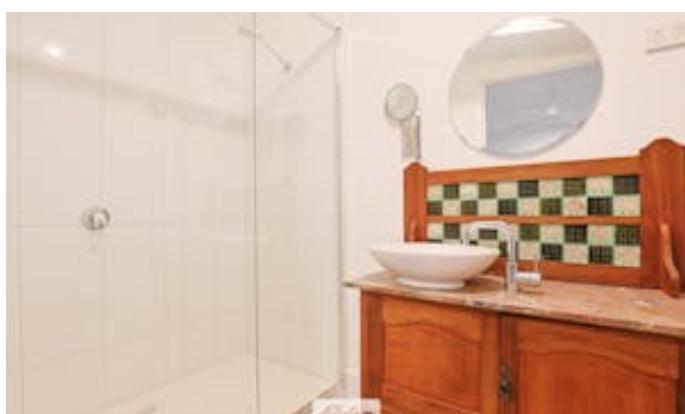
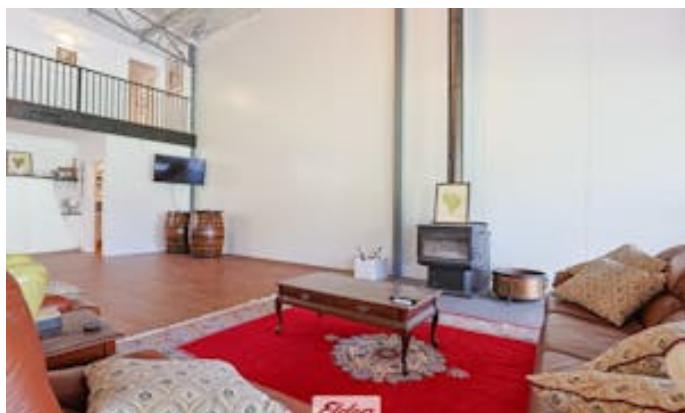
For further information or to arrange your private inspection, contact Marty today and discover the lifestyle that PISANA has to offer.

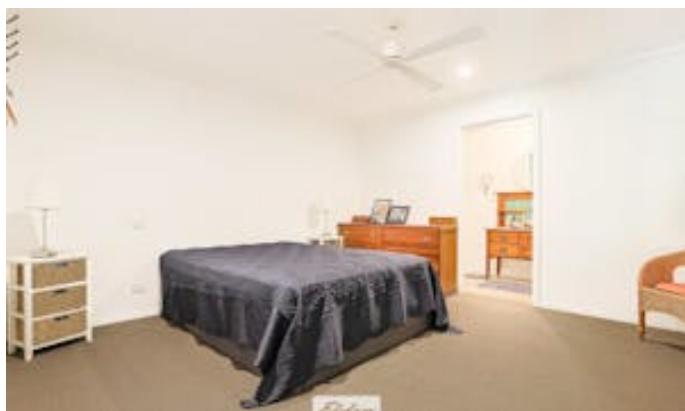
\$2,650,000 - \$2,750,000

- Land Area 327.79537 hectares
- Bedrooms: 3
- Bathrooms: 3

## HOMESTEAD

<b>Bedrooms</b>	3
<b>Bathrooms</b>	3











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