



218 High Darling Road, WENTWORTH, NSW 2648

Lunar Produce Watermelon Farm.

Offering Scale, quality soils, infrastructure and ideal northern warm weather conditions. Additional neighbouring land parcels could be available if scale and future expansion is a necessity. A large list of plant and machinery has been included. Negotiations without plant can be discussed.

Lunar Produce is a Family-owned Horticulture Enterprise specializing in the production of high-quality seedless watermelons. In the past 15 years Lunar Produce has evolved into being one of Australia's key summer Watermelon suppliers, currently supplying approx. 6000 tonnes per annum. This rare opportunity provides the ability to enter a tightly held industry maintaining a reputable brand with a healthy yield and income history. Plant & equipment is available to purchase, ensuring a smooth transition to operate at an efficient level.

The location of the farm offers the ability to supply Watermelons for up to 5 months of the year over the summer period.

There is room for further growth with an additional 679 acres of Red sandy loam currently undeveloped.

TYPE: For Sale

INTERNET ID: 20P2819

SALE DETAILS

P.O.A.

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
0429 953 365

Particulars

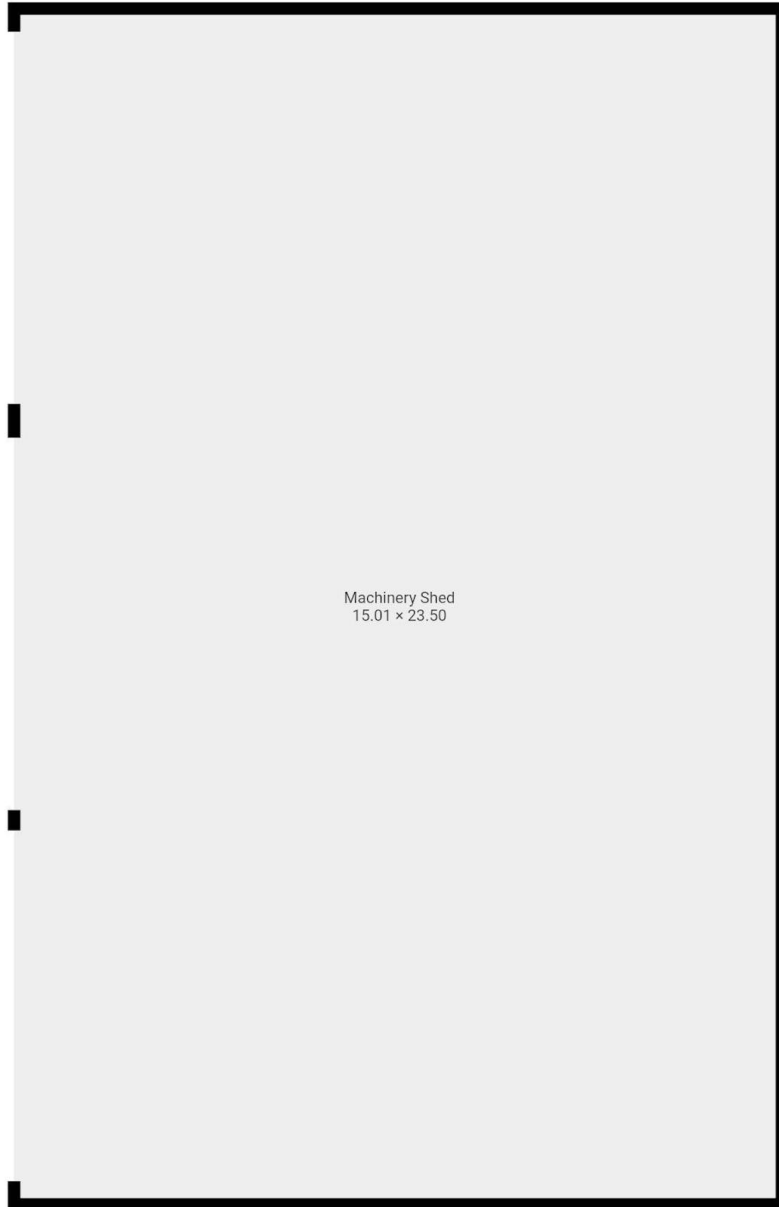
- 1000 acres over 4 adjoining Freehold lots.
 - 230 acres currently in watermelon production.
 - 100 acres on 1 title with sealed and insulated fertigation shed (15.01mx22.11m) with concrete floor & apron, 12.3KW solar system with 12x 600AH batteries plus 8KVA Generator. Pallet racking, lights, fertigation tank with agitator & pump, Netafim Apollo 12 Filter & radio control for field & pump control, 4 x 23,000litre rainwater tanks. Machinery shed (dimensions?) gravel base floor. Back flush dam. Fully fenced ring lock. Surrounding land is Timbered with salt bush, blue bush, natural burs & clovers.
 - 230 Acres (Watermelon paddock) Deep red loam suited to a vast range of crops, very productive soils with high inputs and best practice farming management. Secure water access via the Darling River in the Murray Pool. Approximately 16km North of Wentworth.
 - XERO WAL included with sale Zone 11
 - Shed & Office complex. Approx. 35.06mx40m shed. Toilet block with separate Male & Female toilets. 9KVA generator. Air-conditioned office building. Sealed Hot mix floor throughout shed and loading area. All weather gravel road access from High Darling rd. Phone coverage. Multiple watering points, lights and power points throughout shed. Road train access through shed. Green hedge surrounding loading area. 2 x 23,000litre rainwater tanks.
 - 110KW 3 phase pump runs off VSD, enclosed in cool room panelled structure with AC. backup diesel generator, 275KVA pumps 100 litres per second. Waters 76 acres per shift (3 shifts).
 - 3KW Jack pump
 - 300ML Main PIPELINE
 - 32 field valves, Netafim spin field filter and radio net controlled.
- Lot 2 DP243670 & DP1250369 (679 acres) - Undeveloped Horticulture area with Deep red loam soils suited to future Horticultural development & production with access to pipeline and existing infrastructure.



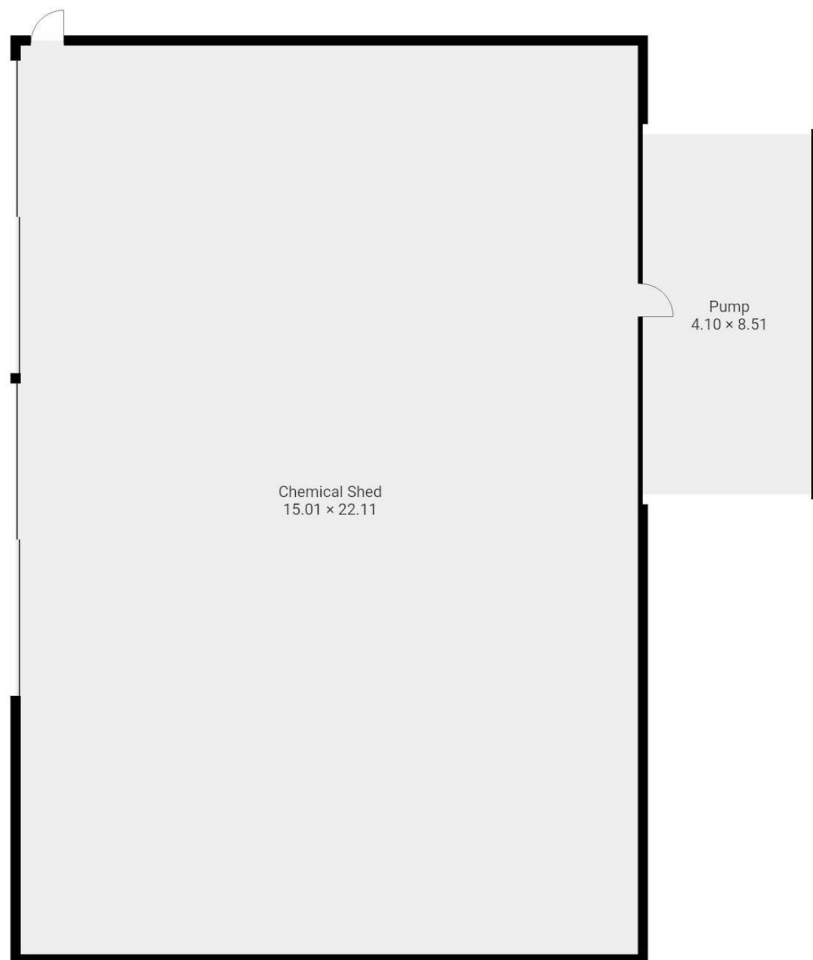








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