



400 Horse Creek Road, JINGELLIC, NSW 2642

'ROCKVIEW' - QUALITY UPPER MURRAY GRAZING PROPERTY - 1,255 ACRES - 514.77 HA

507.88 hectares, 1,254.97 acres

- Well located 4kms from Jingellic, 12kms to Walwa (Victoria), 60kms to Holbrook and 114kms to Albury/Wodonga.

- Rockview is situated in a secure 31"-32" (775mm-800mm) rainfall district.

- Good balance of country ranging from rolling undulation to grazing hills. Presents with an excellent cover of feed with a mixture of native and introduced perennial varieties including ryegrass, Phalaris, cocksfoot, prairie grass, chicory and sub clovers.

- A feature of the property is quality water supply via one permanent creek, two seasonal creeks, 11 surface dams, and an 8 meg stock and domestic licence coupled to a fully equipped reticulated trough system.

- Currently being run as beef cattle operation carrying 250+ cows and calves or 500 trade cattle.

- Working Improvements include new steel sheeppens, new cattleyards with pneumatic crush, scales, calf cradle & race and loading ramp (300 head capacity), New 16m x 12m x 6m steel machinery shed, Kotzur silo, new 28m all-weather round yard.

TYPE: For Sale

INTERNET ID: 22626661

SALE DETAILS

CONTACT AGENT

CONTACT DETAILS

Elders Albury Rural and Business

297 Schubach Street
Albury, NSW
02 6021 3355

David Gittoes
0409 362 722

- Fencing described as very good with majority newly erected (approx. 35km) plus a new Exclusion fence adjoining public land.

- Comfortable 3 bedroom home with country kitchen with adjoining meals area, double glazed windows, wood heating plus RC air conditioning. There are two sheds adjacent to the home; a new 4 bay shed with a carport and lock-up and a 2 bay shed/ workshop, both with power & concrete floor.

- A wonderful opportunity to secure a profitable grazing property with secure rainfall in the renowned Upper Murray region of NSW.

For more information contact David Gittoes 0409 362 722, Reg Coulston 0418 118 207 or Ewen Scholz 0428 293 817

- Land Area 507.880481 hectares
- Bedrooms: 3

HOMESTEAD

Bedrooms	3
Bathrooms	0





