



24987 Great Southern Highway, BOYERINE, WA 6316

"Cheriton" Centrally Located Mixed Farming Opportunity

1,234.70 hectares, 3,050.94 acres

Located in the well respected Woodanilling Shire "Cheriton" has been held by the one family since 1948. Consisting of 16 contiguous lots with entry from Great Southern Highway the property enjoys proximity to Woodanilling, Wagin and Katanning and their associated services. The undulating landscape interspersed with granite outcrops, lends itself well to broadacre cropping in parts and grazing on the remainder. Crops on the property in 2021 are performing well considering the wet conditions and a large amount of pasture establishment and renovation has been completed on the grazing land. The farm is well set up for sheep with an extensive refencing program recently completed including an efficient laneway system throughout. A full complement of farming infrastructure is included featuring a large 4 plus stand shearing shed and steel yards. There is a 3 bedroom home and 2 bedroom transportable. Mains electricity and scheme water are connected and a key dam supplies 14 paddocks.

- Land Area 1234.7 hectares
- Bedrooms: 5
- Bathrooms: 2

TYPE: Sold

INTERNET ID: 23177592

SALE DETAILS

**Expressions of Interest
by 5pm 5th October
2021**

CONTACT DETAILS

Jeff Douglas
0427425689

HOMESTEAD

Bedrooms	5
Bathrooms	2







