



## 39705 South Coast Highway, GREEN RANGE, WA 6328

"Goodhope" - Versatile Cropping and Grazing Opportunity, Green Range, WA

**1,564.70 hectares, 3,866.37 acres**

Supporting both successful cropping and sheep enterprises, "Goodhope" is ideally located on the southern side of South Coast Highway (Highway 1), approximately 80 kilometres northeast of Albany, a major port city in Western Australia. The property enjoys convenient access to multiple CBH sites and is just a short drive from the town of Wellstead, which offers essential amenities including a K&A primary school.

Covering 1564.7 hectares (3866.45 acres), with an estimated 994 hectares (2456 acres) of arable land, "Goodhope" is well-equipped for mixed farming operations. The 2025 cropping program includes 372.96 hectares of barley and 117.14 hectares of canola. Additionally, 296.3 hectares of blue gums have recently been harvested, and the property will be sold unencumbered.

Located in a 620mm average annual rainfall zone, the property's proximity to the coast helps mitigate frost risk and reduces the number of heat stress days. The landscape features a mix of lower grazing flats and elevated, undulating terrain in the southern portion.

**TYPE:** For Sale

**INTERNET ID:** 300P177488

**SALE DETAILS**

**\$9,750,000**

**CONTACT DETAILS**

**Albany Real Estate**  
189 Chester Pass Road  
ALBANY, WA  
08 9842 7900

**Simon Thomas**  
0407 380 365

Improvements include:

- A comfortable three bedroom home
- Two machinery sheds
- A storage shed
- A five-stand shearing shed with modern covered steel yards
- Two 76-tonne Moylan grain silos

The property is well fenced and offers good laneway access throughout.

Held on two titles, "Goodhope" represents an outstanding expansion opportunity. It can be aggregated with the adjoining "Tagliaferri" property, which offers an additional 978.72 hectares (2418.46 acres), creating a larger and more versatile farming enterprise.

- Land Area 1564.7 hectares











