

6843 Goulburn Road, ABERCROMBIE RIVER, NSW 2795

THE ULTIMATE ADVENTURERS PROPERTY - 4x4 DRIVERS ONLY!

193.00 hectares, 476.90 acres

Set along the mighty Abercrombie River, 193ha approx - 477 acres in size with mixed terrains, amazing views, an abundance of flora & fauna & much more. Explore the tracks around property & don't be shy to put it in 4x4, if the weather is right why not take advantage of the river, throw a line in & try your luck at a massive Cod or Trout. If you're like me, you may just enjoy a BBQ, a bit of swimming & maybe kayaking!

Tucked away & completely private, surrounded by mountains & wildlife access isn't for the faint hearted, but relished by the 4x4 enthusiast....4x4 is a must with some challenging stretches of road.

Nearby the gold mining town of Tuena & the conservation reserve of Abercrombie Caves - offering great bushwalking, limestone caves, waterfalls & picturesque views!

- Approx. 193 Hectares - 477 acres approx

- Land Size large enough to qualify for a Dwelling Entitlement subject to Development Application Bathurst Regional Council

- Land Zone RU1 Primary Production

TYPE: For Sale

INTERNET ID: 300P184855

SALE DETAILS

\$1,500,000

CONTACT DETAILS

Nicoll & Ireland - Bathurst

191 Howick Street

BATHURST, NSW

02 6330 7200

David Nicoll

0410 319 331

- Approx. 60% cleared & arable, 35% timbered areas & 5% diorite & slate formations
- Mix of White Apple, Stringy bark & other Eucalyptus tree
- Access to the Abercrombie River & Native dog creek
- An abundance of wildlife, with regular sighting of deer, goats, pigs & kangaroos
- Approx. 1 hour to Bathurst & 1 hour to Goulburn in the opposite direction
- Limited to no fences

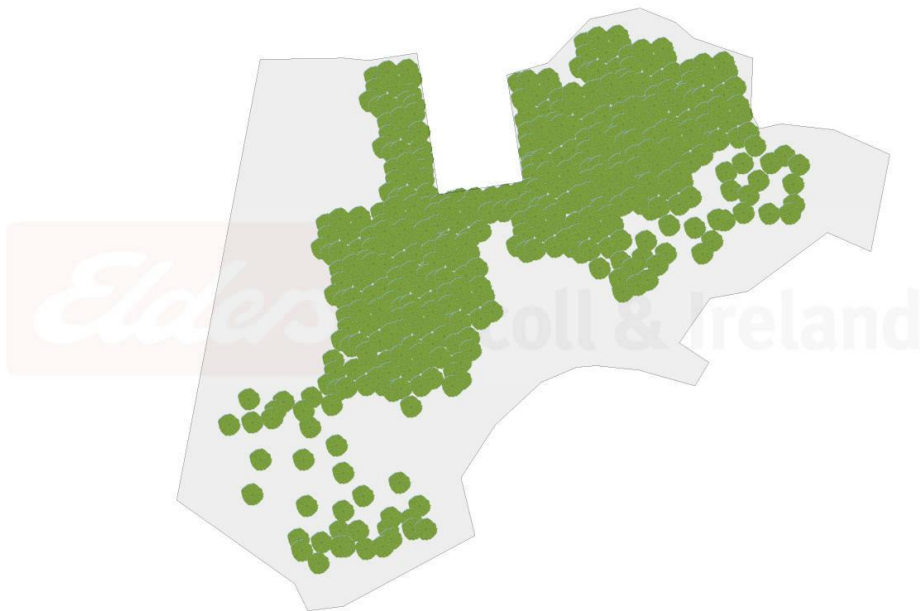
****photos will include land outside the boundaries of the subject property for sale****

- Land Area 193 hectares









Nicoll & Ireland

6843 Goulburn Road, Abercrombie river
Siteplan

Disclaimer: Floor plan dimensions are approximate. Indicative only. All information contained herein is gathered from sources we believe to be reliable, however, are to be used as a guide only. We cannot guarantee its accuracy and interested persons should rely on their own enquiries.