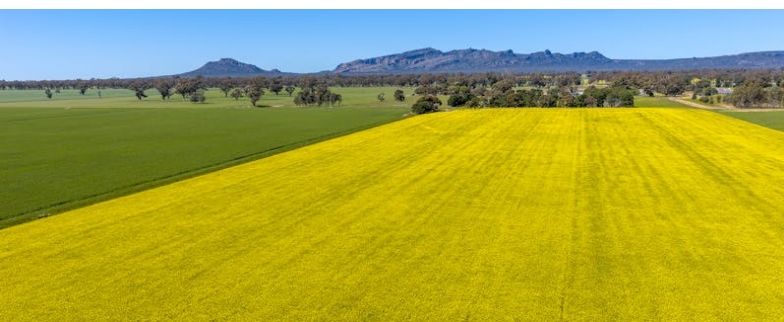




1174 Northern Grampians Road, LAHARUM, VIC 3401

FOR SALE BY TENDER - Closing Friday 14th November, 3pm

161.87 hectares, 399.99 acres

Set across two titles, this impressive Wimmera holding offers approximately 400 acres of prime mixed-farming country. Featuring five productive cropping paddocks (approx. 360 acres) plus holding and grazing areas (approx. 40 acres), the property provides excellent versatility for both cropping and livestock.

With pipeline water and breathtaking views, this is not only a strong agricultural investment but also a place where you'll truly enjoy spending your time.

The productive mixed loam soils have supported recent crops of canola, barley, wheat, and oats, underpinned by a strong history of fertiliser application.

Improvements include a two-stand shearing shed with space for around 300 ewes under cover, complete with adjoining yards. Additional infrastructure comprises a three-bay dirt-floor storage shed (approx. 9m x 19m), a second three-bay shed (approx. 6.5m x 19m, one bay concrete floor), old barns, and a chicken coop, rounding out the property's excellent facilities.

Inspections are already being booked - don't miss this opportunity to secure a well-balanced and highly appealing Wimmera farming property.

TYPE: Under Contract

INTERNET ID: 300P186847

SALE DETAILS

For Sale By Tender

CONTACT DETAILS

Horsham

87 Stawell Road

Horsham, VIC

03 5382 8800

Mat Taylor

0437 018 787

- Land Area 161.874257 hectares





