



## 255 Buffalo North Road, BUFFALO, VIC 3958

Buffalo Grazing, Elevated Views | 112 acres\*

**45.29 hectares, 111.91 acres**

Elders Rural Service Australia is pleased to present for sale, 255 Buffalo North Road, Buffalo, comprising 112 acres\*, offering high rainfall, undulating topography, fantastic water storage, and scope to build a home (STCA) overlooking the Hoddle Ranges.

The property benefits from quality fencing, enabling efficient livestock movement via a central laneway, with dams securely fenced and supported by established shelter belts and treed gullies. The property offers a practical, well laid out holding suited to grazing or mixed agricultural pursuits.

### Key Property Features

- Both dams and treed gullies are fenced off from livestock
- 11 paddocks and 11 troughs
- 4 dams, main dam spring-fed with a solar pump to a header tank

**TYPE:** For Sale

**INTERNET ID:** 300P190000

**SALE DETAILS**

**\$1,200,000**

**CONTACT DETAILS**

**Elders**  
**Leongatha/Korumburra**  
 37 Bair St  
 Leongatha, VIC  
 03 5662 3523

**Ben Townsend**  
 0400 594 487

- Quality fencing
- Rocked laneway
- 70% tractorable with multiple hay paddocks
- Hay shed and disused dairy
- Cattle yards with concrete race

\*denotes approximately

For a Due Diligence Checklist go to: [consumer.vic.gov.au/duediligencechecklist](http://consumer.vic.gov.au/duediligencechecklist)

- Land Area 45.29 hectares



