



97 McCord Lane, GILLENTOWN, SA 5453

Rolling Hills, Sweeping Views & Endless Potential on Clare's Doorstep

63.66 hectares, 157.30 acres

Set on an impressive 63.66 hectares (approx. 157 acres) of gently undulating hills, 97 McCord Lane, Gillentown offers a rare opportunity to secure productive grazing and vineyard country right on Clare's doorstep. Showcasing sweeping rural vistas in every direction, this picturesque holding blends lifestyle appeal with genuine agricultural potential.

The property features a charming three-bedroom log cabin home, perfectly positioned to capture the stunning elevated views across rolling farmland and vineyards. Warm and inviting, the timber residence provides comfortable country living with an authentic rustic feel, making it ideal as a permanent home, weekend retreat, or farm stay opportunity (STCC).

Designed for practicality as well as lifestyle, the land is well-suited to grazing and mixed farming pursuits. Undulating paddocks offer excellent natural drainage and scenic outlooks, while established cattle yards provide functional infrastructure for livestock management. An unequipped bore is also in place, offering additional water security potential (subject to installation and approvals).

TYPE: For Sale

INTERNET ID: 300P190107

SALE DETAILS

\$1,750,000

CONTACT DETAILS

Elders Real Estate Clare Valley / Burra
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Clare, SA
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A key highlight of this offering is its flexibility. The property is held on two separate titles and can be purchased as a whole or as two individual lots presenting exciting options for investors, primary producers, or those seeking to secure a manageable parcel in a tightly held rural location.

Peacefully positioned in sought-after Gillentown, just minutes from the renowned Clare Valley township, you'll enjoy the perfect balance of seclusion and convenience. World-class wineries, cellar doors, dining, and essential services are all within easy reach, while you return home to space, privacy, and breathtaking views.

Key Features Include:

Homestead block 21.96Ha (Can be purchased separately)

Grazing/Vineyard block 41.7Ha (Can be purchased separately)

Workshop/Machinery Shed

5.4 KW solar

112,500L of rainwater storage

2 X Unequipped bores 3 and winter dams.

3 bedroom log cabin with spectacular views

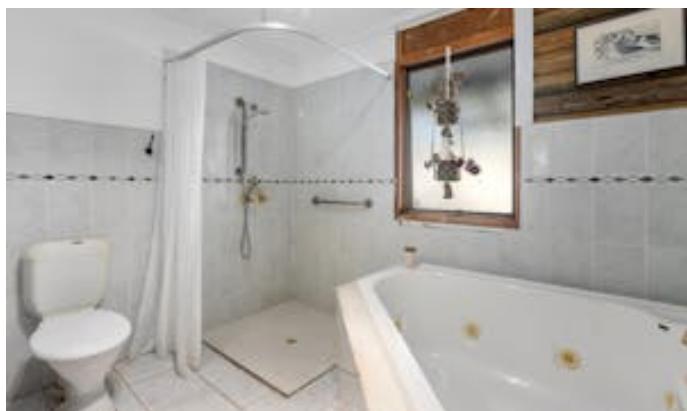
Ensuite in main bedroom is incomplete.

Cattle Yards

Whether you're expanding an existing operation, seeking a lifestyle change, or investing in premium Clare Valley country, 97 McCord Lane delivers scale, versatility, and outstanding rural charm.

- Land Area 63.66 hectares











Living:	196.59sqm
Verandah:	96.85sqm
Entertaining:	48.96sqm
Carport:	70.35sqm
Shed:	18.00sqm
Total:	430.75sqm

This drawing is for illustration purposes only.
 All measurements are internal and approximate.
 Details intended to be relied upon should be
 independently verified.
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