



## Southern Ports Highway, MOUNT BENSON, SA 5275

7 Properties across 3225.17 acres - offered as a whole or Individual parcels

**1,305.18 hectares, 3,225.10 acres**

'Longbottom Properties' Mt Benson/ Wangolina & Fox

Expressions of Interest - Closing 11am Thursday 21st May 2026

AS A WHOLE - 1305.21ha/ 3225.17 acres\*

Located in the highly regarded Mount Benson to Fox region, in the South East of SA, these properties present a rare opportunity to secure quality grazing land in a tightly held area.

Soil types vary across the property, ranging from highly productive red loams and grey loams over limestone, through to areas of black peat-like soils. The landscape also includes coarser dark grey loam valleys and gently rising country, offering a well-balanced mix suited to year-round grazing. Soil depth varies between parcels, further enhancing the diversity and capability of the land.

**TYPE:** For Sale

**INTERNET ID:** 300P195159

**SALE DETAILS**

**EXPRESSIONS OF INTEREST**

**CONTACT DETAILS**

**Kingston**

45 Holland Street

Kingston, SA

08 8767 4000

RLA: 62833

**Grant Schubert**

0429 077 033

The properties are located in a reliable rainfall area with an abundance of underground water. Stock water points are well established and fully operational, supported by reliable water infrastructure across all 7 properties.

PROPERTY BREAKDOWNS:

LINGS - Lot 491 Fields Road, Wangolina

245.1 ha - 605.63 acres

- 26km\* from Robe & 29\*km from Kingston SE
- 20ha towable pivot utilised across three pivot sites utilised across 3 pivot sites on the property
- Fenced into 8 paddocks all watered via solar submersible
- sheep yards
- Past crops grown on the property consist of potatoes, carrot seed, Chinese cabbage, cauliflower and onion seed

ANDYS - Lot 102 Wrights Bay Road, Mt Benson

89.91 ha - 222.16 acres

- Water licence included with 200,000kL taking allocation
- 28ha pivot with near new Cummins 4 cylinder 85hp
- Currently the pivot has been sown down too arrowleaf clover, that has not yet been harvested. The property has also been used to grow carrot seed, along with sorghum and cereal crops
- Fenced into 5 paddocks

NEILS - 2711 Southern Ports Highway, Mt Benson

167 ha -412.65 acres

- Water licence included with 492,604kL taking allocation
- Situated 15km\* from Robe & 28km\* from Kingston SE
- 2x 20ha centre pivots
- No structural improvements
- The Vendors operate 'Neils' and 'Old Place' as one property, as they are adjoining

OLD PLACE - 2837 Southern Ports Highway, Mt Benson

175.62ha -433.97 acres

- Paraham Sheds "I" beam galvanised steel shed measuring 100ft by 45ft, fully lockable, powered, and partially concreted. Adjoining timber-framed lean-to measuring 70ft by 40ft.
- Shearing shed with a three-stand capacity, sheep yards + cattle yards
- 1902 stone cottage offering 2 bedrooms and 1 bathroom, currently used as a smoko room and could be liveable with some TLC

- Water licence included with 68,000kL holding allocation

HUT - Lot 465 Boatswain Point Road, Mt Benson

26.48 ha - 65.43 acres

- Highly fertile parcel of land with bottomless highly fertile peat soils
- Fenced into one paddock with no structural improvements
- Reliable stock water & good fencing
- Situated 15km\* from Robe

SHAMROCK - Lot 246 & 458 Shamrock Road, Mt Benson

188.9 ha - 466.76 acres

- 13km\* North of Robe
- Warm and highly productive grazing property, ideally suited to both sheep and cattle.
- Soils across the property are predominantly grey to dark loams, with areas of red earth over limestone.
- Stock water is supplied via a solar-powered submersible
- The vendor estimates a carrying capacity of 1,450##1,500\* ewes year-round

PEERALILLA - 805 Clauin Lane, Fox (Via Lucindale, SA)

412.20 ha - 1018.54 acres

- Situated 36km\* south of Lucindale
- Water licence included with 353,582kL taking allocation
- 3 bed, 1 bath + study solid brick home, recently repainted, new flooring & blinds
- 44.5ha\* pivot
- Cattle yards, sheep yards + multiple shedding, new 110,000lt pioneer tank

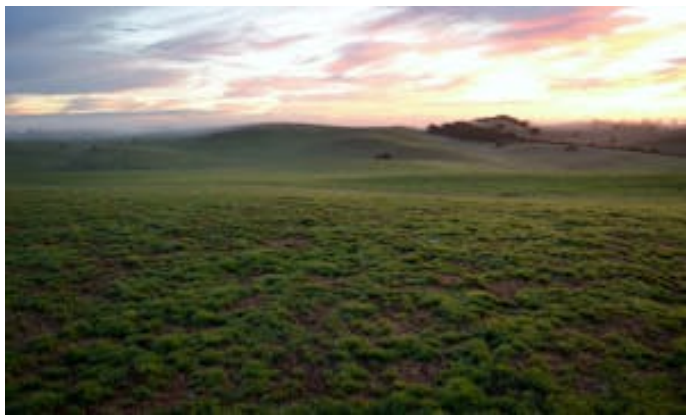
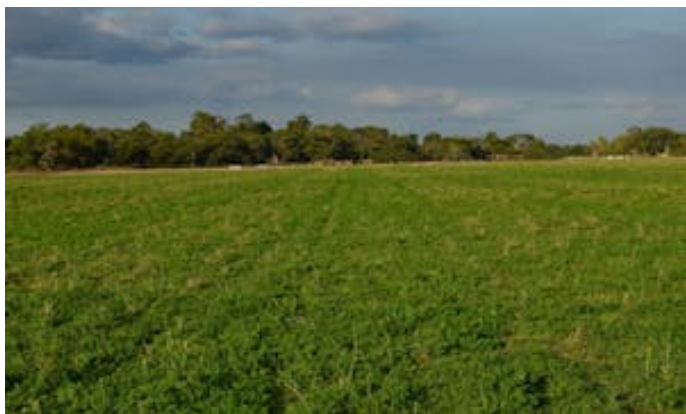
The vendors are presenting this unique group of properties to the market via Expressions of Interest, with flexibility to purchase as a whole or as individual parcels.

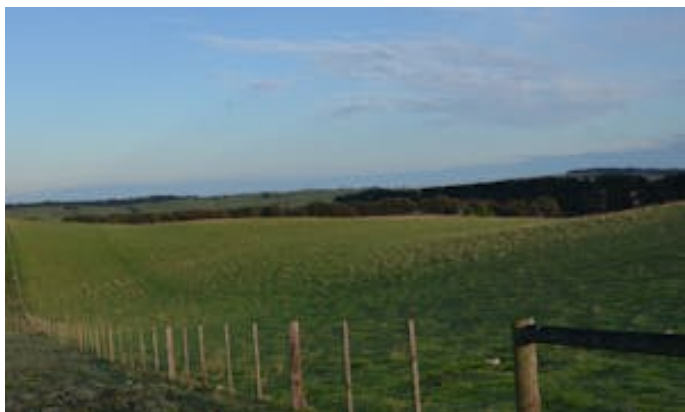
Contact Grant Schubert on 0429 077 033 or [grant.schubert@elders.com.au](mailto:grant.schubert@elders.com.au) for more information

- Land Area 1305.179992 hectares
- Bedrooms: 3
- Bathrooms: 1

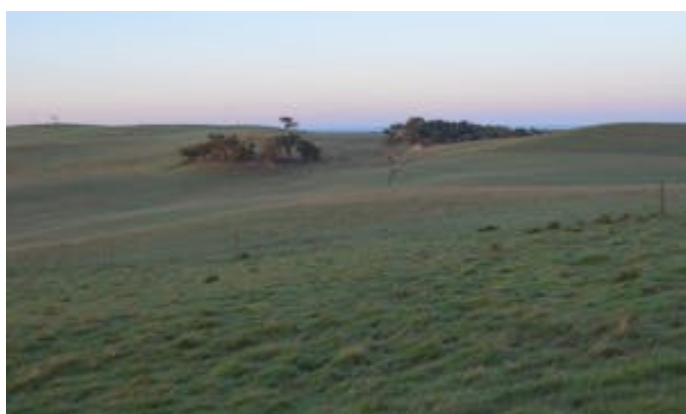
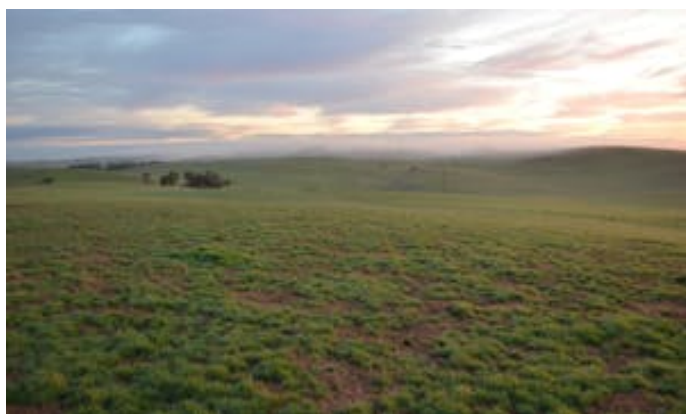
## HOMESTEAD

<b>Bedrooms</b>	<b>3</b>
<b>Bathrooms</b>	<b>1</b>











Not to scale – guide only