



86 McNaughtons Road, WILD DOG VALLEY, VIC 3953

Mixed Topography, Wilkur Creek and Operational Appeal | 83.70ha*

83.70 hectares, 206.82 acres

Elders Rural Services Australia is pleased to present 86 McNaughtons Road, Wild Dog Valley, comprising 206 acres* of diverse topography, including spectacular hill country providing picturesque vistas, sheltered creek flats and productive fodder areas. The property features two well-positioned cattle yard complexes, solid fencing and practical infrastructure, supporting immediate and efficient livestock operations.

Providing flexibility to purchasers, the offering may be secured as a whole or as two portions: 121 acres* across two titles at 86 McNaughtons Road, or 85 acres* on one title at 45 Rasmussens Road. This configuration delivers dual access options, scale versatility and appeal for buyers with differing operational requirements.

86 McNaughtons Road â## 2 titles totalling 121 acres*

13m x 6m shed on concrete, with 22,500-litre water storage

3 paddocks comprising 1 large and 2 smaller paddocks

TYPE: For Sale

INTERNET ID: 300P198431

SALE DETAILS

\$1,350,000

CONTACT DETAILS

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

Ben Townsend
 0400 594 487

4 dams, with the header dam fenced off, supplying 3 troughs

Steel cattle yards, crush and forcing yard on concrete

Quadbike/side by side access tracks throughout

4 access gates on McNaughtons Road, Wild Dog Valley

45 Rasmussens Road 1 title, 85 acres*

7 paddocks, serviced by 7 troughs

4 dams and a water well

Power and electric pump at the water well

Wilkur Creek fully fenced, with a bridge crossing

Steel cattle yards, on concrete

Quadbike/side by side access tracks throughout

3 access gates on Rasmussens Road, Wild Dog Valley

* denotes approximately

For a Due Diligence Checklist go to: consumer.vic.gov.au/duediligencechecklist

- Land Area 83.7 hectares



