



Lot 25 Koch Road, ROWLAND FLAT, SA 5352

Premium Fruit. Premium Infrastructure. Premium Opportunity

31.40 hectares, 77.59 acres

Welcome to Koch Road Vineyard - an exceptional opportunity to secure a premium vineyard in the heart of the world-renowned Barossa Valley.

Set across 31.4 hectares, the property features 25.47 hectares of established Shiraz, including over 11 hectares reworked in recent years, producing premium grade fruit.

Designed for efficient, modern vineyard operations, the property boasts a recently completed, high-quality BGI-built facility with machinery storage, warehouse space, wash bay, chemical storage, meeting room and amenities, complemented by secure water infrastructure and sustainable vineyard certification.

With existing grape supply contracts, Koch Road Vineyard offers immediate income, operational efficiency and outstanding long-term investment potential.

Koch Road, Rowland Flat-an exceptional Barossa vineyard ready for its next chapter.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 300P198593

SALE DETAILS

[Contact Agent](#)

CONTACT DETAILS

Barossa
127 Murray Street
Tanunda, SA
(08) 8562 2883
RLA: 62833

David Kanizay
0408 834 586

For a detailed information memorandum or to arrange your private inspection contact Dave Kanizay on 0408 834 586.

Disclaimer:

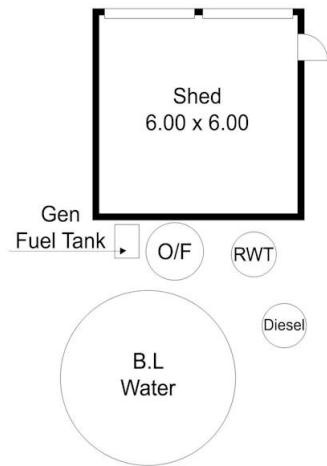
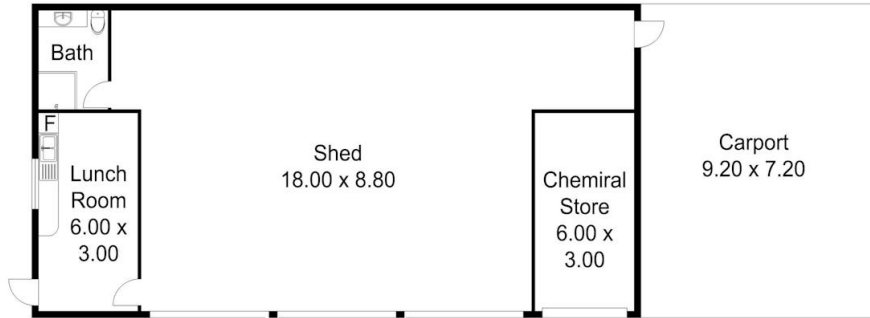
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- Land Area 31.4 hectares





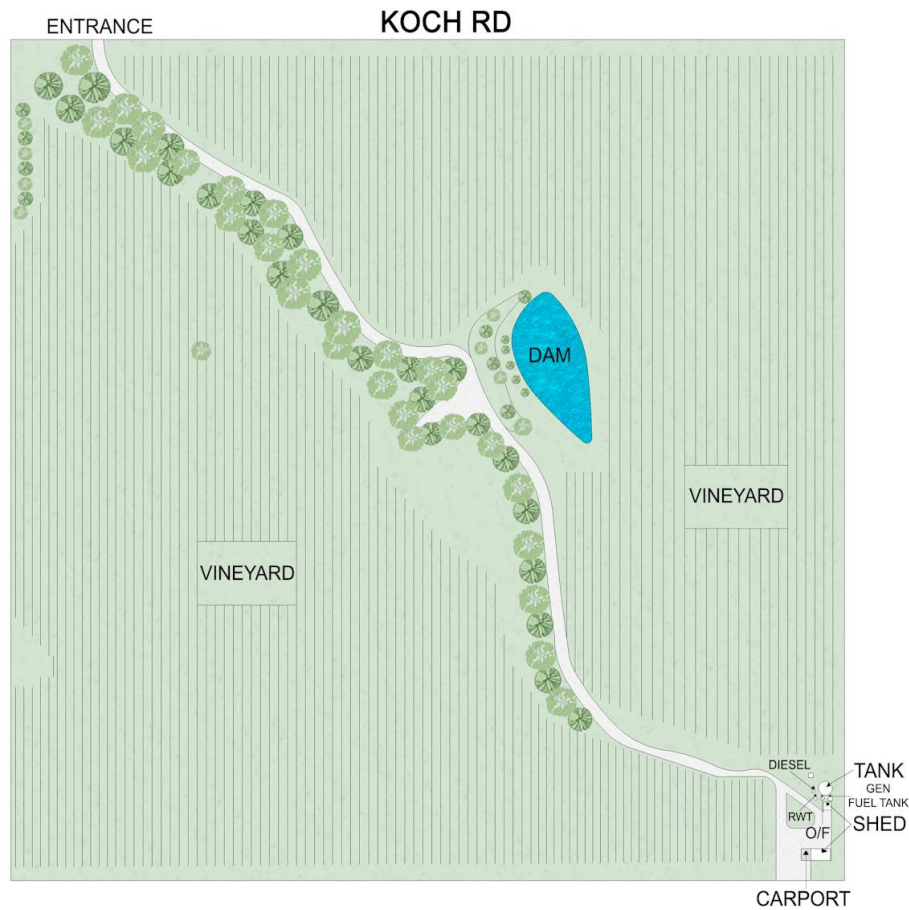




Lot 25 Koch Road, **Rowland Flat**

External:	66 m²
Shed:	200 m²
Total:	266 m²

Disclaimer: All measurements are approximate and are provided for illustrative purposes only. While every effort has been made to ensure accuracy, actual dimensions may vary. Interested parties should conduct their own enquiries.



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Approx. 31 Ha

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