



46884 Eyre Highway, CEDUNA, SA 5690

Lifestyle, Location & Land Opportunity - An Absolute Gem

310.50 hectares, 767.25 acres

Amazing sea views of Murat Bay

Ideally located on the outskirts of Ceduna township

4 bedroom family home on 310.5 hectare (767.25 acres)

Picture yourself waking up every morning, relaxing with that morning coffee or a lazy lunch. Gazing out the front house windows, admiring the uninterrupted sea views of Murat Bay. This is the property for you.

- Extremely versatile lifestyle block
- Or add to an existing farming enterprise
- Home recently renovated
- Benefit of potential income
- This freehold land is zoned Rural, and is currently being share farmed

TYPE: For Sale

INTERNET ID: 300P67793

CONTACT DETAILS

WUDINNA

44 Eyre Highway
WUDINNA, SA
08 8680 3300
RLA: 62833

Elaine Seal

0428 400 210

- Divided into 6 paddocks, all with mains water connected
- Fencing in good condition
- Public roads are accessible on three boundaries.

The numerous improvements include:

- Substantial sheep/cattle yards with cattle crush, loading ramp and stock shelter. Horse round yard and tack room
- 2 stand shearing shed with cool room
- 5 bay implement/hay shed with dirt floor/ 45,000 litres rain water
- Large implement shed with concrete floor and power connected â## plus workshop/pit/storage/mezzanine floor
- Double car garage
- Mains water connected to troughs, shearing shed, house and gardens
- 90,000 litres rainwater connected to house

4-bedroom home

- Sea views from all 6 front windows
- Spacious, open plan kitchen/dining/lounge/games room with a welcoming central wood fire, keeping you warm during cold winters
- The updated kitchen with walk in pantry, is the heart of the home.
- New carpet in lounge, games room and all bedrooms
- The north facing sunroom â## boasts extra storage and direct access to the 2nd bathroom
- Reverse cycle air conditioning and ceiling fans
- Established, easy-care, well-maintained gardens and shade house

It has it all â## plus more Don't miss your opportunity.

Act now and submit an offer on this rare parcel of land.

Contact Elaine for further information or arrange a private inspection

- Land Area 310.5 hectares
- Bedrooms: 4
- Bathrooms: 2



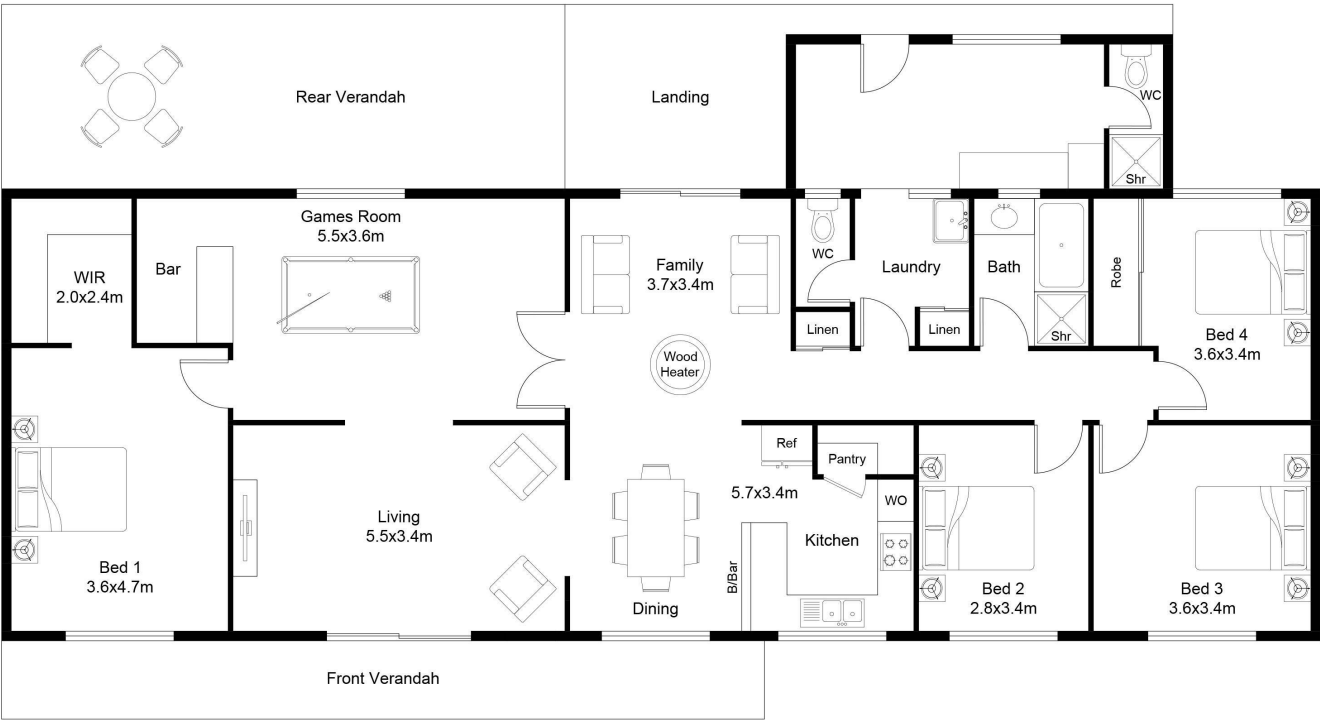
HOMESTEAD

Bedrooms	4
Bathrooms	2









FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.
BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout.
All enquiries must be directed to the agent, vendor or party representing this floor plan.

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