



## 224 Cranfield Road, CHATHAM VALLEY, NSW 2787

"Numeralla" - Rare Opportunity: Prime Grazing Property in Central Tablelands

**412.17 hectares, 1,018.47 acres**

"Numeralla" is one of the most picturesque properties in the renowned Gingkin area and consists of 1018.49\* acres of heavy carrying country and productive soil at the headwaters of the Duckmaloi River. Only 26\*km from Oberon and 195\*km from the Sydney CBD, 'Numeralla' offers buyers the rare opportunity to purchase a stunning, large scale, fertile and meticulously well-maintained working property with abundant water, improved pastures and highly fertile soil.

### FEATURES:

- 412.18\* Hectares (1018.49\* acres) currently running as a cattle breeding and finishing enterprise.
- Excellent access with all sealed roads to Oberon, and Sydney's CBD .
- Subdivision approval (STCA) with many access points.
- Water is a feature with 3.5\*km Duckmaloi River frontage, 24\* dams and numerous springs.

**TYPE:** Auction

**INTERNET ID:** L37098159

### AUCTION DETAILS

10:30am, Friday November 7th, 2025

### CONTACT DETAILS

**Elders Emms Mooney**  
152 William Street  
Bathurst, NSW  
02 6331 0744

**Sam D'Arcy**  
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- Set in high-capacity undulating breeding, grazing, and finishing country with solid fertilizer history with new improved pastures.
- Mostly gently undulating country with predominately red and grey loam soils, with basalt and capped ridges ideal for breeding and finishing livestock.
- The property has been improved with excellent pastures consisting of Rye Grass, Clovers, Cocksfoot and Phalaris; very clean country with minimal weeds.
- Topography runs from soft and level alluvial flats to heavy undulating slopes
- Subdivided into 23\* paddocks. All the boundary and internal fencing (much of which is electric) are in very good stock proof condition.
- Several mature hardwood stands and screens provide ample stock shade and shelter.
- A central lane way system ensures easy stock movement between the numerous paddocks.
- Climate - sitting at up to approximately 1240m ASL the property enjoys a temperate cool climate, 900mm (36inch) average rainfall with cool winters and mild summers, making it ideal for pasture growth.
- Two sets of steel cattle yards with all-weather access.

AN OUTSTANDING TABLELANDS PROPERTY - this very attractive, fertile grazing property has been meticulously improved and maintained over the years and offers a smooth transition for the buyer looking at beef and/or lamb production. The heavy red and grey soils, combined with the reliable rainfall and cool temperate climate make for ideal pasture country; the type of country the Central Tablelands is renowned for. With strong water security and excellent pastures, this property is already realising its potential and will continue to do so for future owners. Properties of this size and calibre are hard to come by in this tightly held area. This is a once in a lifetime opportunity to secure this magnificent property and inspection strongly recommended.

"Numeralla" is to be offered for sale by public auction on 7th November 2025.

Contact agents for further information or to arrange an inspection.

\* Approximately

Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however, we cannot guarantee it.

- Land Area 412.16828 hectares















