

1070 Old Bundarra Road, Inverell







"BON VISTA"

AREA: 18.54 ha (45.8 ac) Freehold.

Inverell Shire Council Rates: $1,654.04 p.a. Northern Tablelands LL.

SITUATION: 4km to Gilgai, 11km to Inverell.

SERVICES: Power. Phone. Primary schools at Gilgai & Inverell, and Secondary schools at Inverell. Air and rail services from Inverell to Brisbane & Armidale/Tamworth/Moree to Sydney. Saleyards at Inverell, being the 6th largest selling centre in the state, weekly fat cattle sales, fortnightly sheep sales and monthly store cattle sales. Export abattoir at Inverell. 3 major feedlots in the Inverell area. Inverell is one of the major shopping and service centres of Northern NSW.

COUNTRY: Undulating. Altitude: 770-820m ASL.

SOIL: Red basalt.

TIMBER: Yellow box, Stringy bark.

WATER: Bore with reticulated water system with 2 tanks attached. Troughs in every paddock. 2 small dams. 2 rainwater tanks connected to machinery shed.

RAINFALL: 711mm (28inch) p.a.

FENCING: Boundary & subdivision fencing in very good condition. 11 paddocks with laneway system.

IMPROVEMENTS: Charming 3 bedroom, 1.5 bathroom weatherboard cottage. Generous, sun dappled lounge room with wood heater flows into the kitchen and dining area. High ceilings and polished timber floors are a feature of this space. Kitchen comprises of electric appliances, dishwasher and adequate storage. 3 carpeted bedrooms. Master bedroom has an adjoining dressing/sitting room.

3 1 5 18.54ha

Price	SOLD
Property Type	Residential
Property ID	735
Land Area	18.54 ha

Agent Details

Wally Duff - 0427 546 146

Office Details

RDR Real Estate
24 Otho St Inverell, NSW, 2360
Australia
02 6722 5500

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Bedroom 2 with ceiling fan and lovely timber French doors opening directly out to the wraparound verandah. Renovated bathroom contains shower over deep soaking bathtub, vanity and toilet. Second toilet located adjacent to the large laundry with external access. What the owners loves most is sitting on the deck on a warm afternoon, positioned to perfectly capture the breeze, while listening to the sounds of nature and watching the sun set over the horizon.

MACHINERY SHED: Large 5 bay machinery shed - 3 bays lock-up & 2 bays open.

OTHER: Stables. Large chook pen.

STOCK YARDS: Steel cattle yards with crush.

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