



Lot 2 Onus Road, Copeton, Inverell

rdr. real estate



COUNTRY ESCAPE ON 28ACRES

AREA: 11.33 ha (28 ac) Freehold.

Gwydir Shire Council. Northern Tablelands LL.

SITUATION: approx. 30km from Inverell, 12km from Copeton Dam, 11km from Gum Flat.

SERVICES: Power. Phone. Primary schools at Gum Flat & Inverell, and Secondary schools at Inverell. Mail delivery 3 times per week. Air services from Inverell & Armidale to Brisbane & Sydney. Rail services from Uralla, Armidale, Tamworth. 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: Flat. Altitude: approx. 650m ASL.

SOIL: Granite, Basalt.

ARABLE AREA: approx. 2.5ha (6ac).

TIMBER: Gum, Pine.

WATER: 1 small dam. Waterholes on Sandy Creek. 8,000gal rainwater tanks.

RAINFALL: 785mm (31inch) p.a.

FENCING: Fair condition. 5 paddocks.

🛏 3 🚿 1 🚗 4 📏 11.33 ha

Price	\$595,000
Property Type	Residential
Property ID	1301
Land Area	11.33 ha

Agent Details

Wally Duff - 0427 546 146

Office Details

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

rdr.
real estate

IMPROVEMENTS: Inviting 3 bedroom home, with reverse cycle air conditioning, wood heater, and ceiling fans ensuring comfort throughout the seasons. Lounge and kitchen with electric stove and an abundance of storage. Each of the 3 bedrooms have built-in robes, while the bathroom comprises of a shower, vanity and toilet. Enclosed verandah offers another living area. Front and back verandahs are sensational places to take in the peace and quiet of this property and surrounding region.

Large chook pen.

MACHINERY SHED: 16m x 8m shed. 25m x 10m 5-bay shed with power and 2 lock-up bays. Small machinery shed.

STOCK YARDS: Timber cattle yards.

GRAIN STORAGE: Small silo with power.

Disclaimer: We have obtained all information in this document from sources we believe to be reliable. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.