

Sold



1675 Bingara Road, Bundarra



## LIVE OFF THE GRID - VENDOR SAYS SELL!

AREA: 41.36ha (102.203ac)

Gwydir Shire Council Rates: \$528.00p.a. Northern Tablelands LLS.

SITUATION: 17km from Bundarra, 60km from Inverell.

SERVICES: 3kVA solar power with batteries, plus generator backup. Phone & NBN satellite. Mail 2 times per week. Primary & Secondary schools at Bundarra & Inverell. Air & rail services from Inverell to Brisbane & Armidale/Moree to Sydney. Saleyards at Inverell, being the 6th largest selling centre in the state, weekly fat cattle sales, fortnightly sheep sales & monthly store cattle sales. Export abattoir at Inverell. 3 major feedlots in the Inverell area. Inverell is one of the major shopping & service centres of Northern NSW.

COUNTRY: Undulating.

ALTITUDE: 600m-800m ASL.

SOIL: Granite.

ARABLE AREA: Approx 50% open country.

TIMBER: Iron bark, Stringy bark, Yellow box, Pine.

WATER: 1 dam.

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

FENCING: Boundary & internal: good.

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Price	SOLD
Property Type	Residential
Property ID	343

### Agent Details

Wally Duff - 0427 546 146

### Office Details

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

**rdr.** rural district residential  
real estate

IMPROVEMENTS: 3 bedroom, 1 bathroom home. Tiled throughout, feature timber ceilings, open plan living, wood heating, air conditioning, ceiling fans, gas stove & hot water wood stove.

MACHINERY SHEDS: 2 bay shed plus carport accommodation for 2 cars.

STOCKYARDS: Small cattle yards.

CARRYING CAPACITY: 16 cows & calves.

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.