



KURRAJONG HEIGHTS

PROUDLY SOLD BY REX DALEY - RDR - OCTOBER 2016

AREA: 1,346ha (3,324ac). Freehold.

Inverell Shire Council:
LLS North West:

SITUATION: 42kms west of Inverell, 15kms north of Delungra on Lecoin Road.
and 112kms east of Moree.

SERVICES: Power available. Phone available. Mail 3 times per week. Primary and Secondary schools at Inverell. Air services, Armidale or Moree to Sydney. Saleyards at Inverell, being the 6th largest selling centre in the state, weekly fat cattle & sheep sales, monthly store cattle sales. Export abattoir at Inverell. Inverell is one of the major shopping and service centres of Northern NSW.

COUNTRY: Undulating. Alluvial creek flats, soft black and chocolate self-mulching Basalt Soils.

ALTITUDE: 540m to 714m.

ARABLE AREA: Approx. 644 ha. contoured. Good history of feedlot manure

1 1 1,346.00 ha

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|---------------|-------------|
| Price | SOLD |
| Property Type | Residential |
| Property ID | 41 |
| Land Area | 1,346.00 ha |

Agent Details

Wally Duff - 0427 546 146

Office Details

RDR Real Estate
24 Otho St Inverell, NSW, 2360
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real estate

4ton/ha. 222 ha currently sown to Oats. 347 ha Sorghum to be sown later this year.

PASTURE DEVELOPMENT: Grass country has fertilizer history of 100kg/ha of SF45 rotating with Single Super, seeded with Wooly Pod Vetch, Arrow Leaf Clover and Lucerne.

TIMBER: Kurrajong and White Box.

WATER: Warialda Creek and Boundary Creek Tributaries. 5 Dams. 75mm pipe to 320,000litre tank and 50mm pipe reticulating to 7 troughs from tank. Purchasers are required to install a pump on Warialda Creek and lay pipe to the 320,000 litre tank at their own expense.

RAINFALL: 725mm (29inches).

FENCING: Boundary: Netting Fair to good order.
Subdivided into 12 Paddocks. Fair to good order.

REMARKS: Kurrajong Heights is the western portion of the original Gunnee Station

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.