Call for price

- 4 beds
- 1 bath
- Semi-Rural / Hobby Farms
- 218 acres

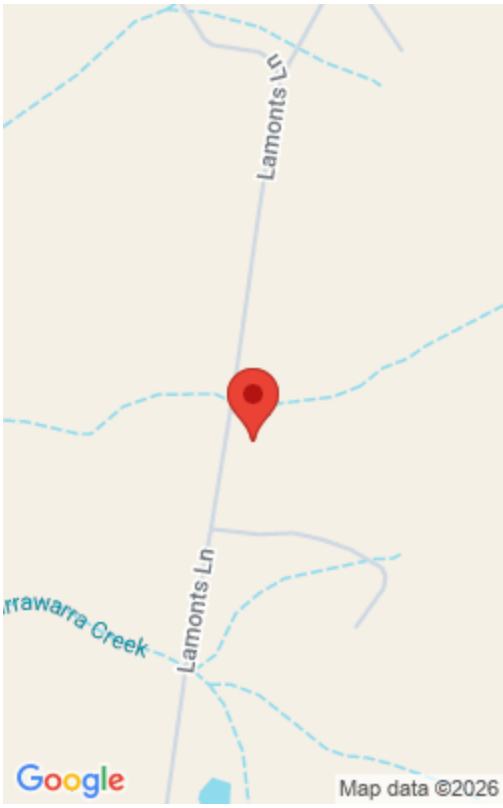
100 LAMONTS LANE INVERELL

https://johnmair.com.au

Lifestyle, Grazing, Farming, only 15kms West of Inverell!.

John Mair
0428 326 943

Matt Mair
matt@johnmair.com.au



Basics

Date added: Added 5 months ago

Category: Semi-Rural / Hobby Farms

Bedrooms: 4 beds

Bathrooms: 1 bath

Car: 3

Area, acres: 218 acres

Property Information

Location Details: 15kms West of Inverell.

Land Use & Soil: Red & black basalt soils.

Description of Country: Undulating country with good balance of shade timber.

Average Rainfall: 30 inches in good season.

Improvements: Hay-shed/storage shed, various sheds & old piggery sheds (great storage or could be converted into conventional sheds).

Yards: Small set of steel cattle yards.

Fencing: Boundary fencing in good condition with internal fencing fair in parts.

Number of Paddocks: 9

Timber: Box & gum.

Water / Irrigation

Water Supplies: Equipped bore with automatic timer, 3 dams, rainwater storage, water troughs.

Crops / Pastures

Crops: Lucerne, oats, wheat, in previous seasons.

Pastures: 180 acres arable with previous cultivation.

Regional Facilities

Nearest Regional Centre: Inverell

Central Business District: Inverell, great shopping with large range of retail business & shops.

Nearest Town: Inverell

Distance From Town: 15 kms.

Agriculture: Bindaree Beef, Boss Agriculture, Pet food Industry, Inverell Regional Livestock Exchange.

Air Service: Inverell, Moree & Armidale, private airline at Inverell & Moree airports.

Mail Service: 3 days a week.

Schools: Inverell primary & secondary schools.

Road to Property: Sealed road to Lamonts Lane, gravel road to property entrance.

Hospital: Inverell District Hospital.

Ambulance: Inverell station.

Possession

Type: RU1 Primary Production, Lot 2 DP 785877.

Possession: Vacant.

Shire / District Council: Inverell Shire Council - Rates $1,400.00 approx per annum, Northern Tablelands LLS - Rates $290.00 approx per annum.

Homestead

Description: Weatherboard cottage style home, large kitchen/dining/living area with r/c air-con & wood heating, tidy bathroom with separate toilet, pressed ceilings & ceiling fans throughout, rear entertainment area.

Bedrooms: 4

House Area: 1 bay garage & 2 bay carport, established trees & gardens.

Livestock

Livestock Carried: Cattle or sheep.

Total Livestock Capacity: 30 Cows & Calves or 300 Sheep.