

. Mainwaring Street, Beauty Point, Tas 7270



Sold Mixed Farming

Saturday, 13 January 2024

. Mainwaring Street, Beauty Point, Tas 7270

Bedrooms: 4

Bathrooms: 1

Area: 114 m2

Type: Mixed Farming



Michael Warren
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Martin OByrne
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Contact agent

"Gypsy Hill" is an expansive property for its location, spanning approximately 114 hectares (281.7 acres) and divided into 5 titles. This wonderful parcel of land is situated on the fringes of Beauty Point, with Launceston CBD just a scenic 45 minute drive away. Currently operating as a dairy farm with potential for diversification into other opportunities such as: vineyard/stone fruit, tourism and development of existing titles (STCA). Utilise the north-facing slopes with gentle undulations, picturesque views and enjoying a coastal climate. All providing favourable conditions for potential vineyard/cellar door development (STCA). There is a reliable annual rainfall of 700-800mm, supporting a variety of agricultural pursuits. "Gypsy Hill" boasts a 38ML dam, an additional 30ML water entitlement and 120ML waste (treated) water allocation. Existing irrigation infrastructure, complete with two pivot circles, presents a world of opportunity for precision farming and potential expansion. Improvements include: 4 bedroom brick home, herringbone dairy, hay barn and machinery shed. "Gypsy Hill" offers ample and diverse opportunity with its natural beauty, strategic location and abundant resources. For further information please contact; Michael Warren 0458 711 755 Martin O'Byrne 0417 594 960 Max Calvert 0478 858 237