

1956 Labuan Road, Invergordon, Vic 3636

Sold Mixed Farming

Thursday, 14 September 2023

1956 Labuan Road, Invergordon, Vic 3636

Bedrooms: 5

Bathrooms: 1

Parkings: 9

Type: Mixed Farming



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Contact agent

Turn key farm with nothing to spend. 96 acres approx. of quality soil types well fenced and subdivided into 13 paddocks. Travelling irrigator with 2 inch line to front 8 acres including small horse stable. Private creek frontage with GM pump (zone 6B) and GM access via Goulburn 1A system as well. 0.58 delivery share allowing for double water share availability. 3 recycle dams equipped with self draining dam to dam. 4 large paddocks set up with sheep fencing and good sheep drafting facilities in disused dairy with cattle yards. This property has a well presented 5 bedroom BV home, open plan kitchen / meals / living area featuring timber kitchen, electric oven and dishwasher. All bedrooms have BIR's and ceiling fans. Separate living room with wood fire complete and transfer kit to warm the whole house in the cooler months, plus 2 x split system aircons. Large under cover outdoor entertaining area with fully fenced private back yard ideal for family gatherings or somewhere for the kids / pets to play safely with private rural outlook. Ample sundry shedding including a 5 bay machinery shed, caravan shelter, workshop / mancave and triple carport. ***Comments: Currently running beef, sheep and cropping well situated between Numurkah and Shepparton