

196 Jackson Road, Narrikup, WA 6326

 ALBANY PRESTIGE REALTY

Lifestyle For Sale

Saturday, 18 May 2024

196 Jackson Road, Narrikup, WA 6326

Bedrooms: 4

Bathrooms: 2

Parkings: 5

Area: 42 m2

Type: Lifestyle



Janyce Nichol

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FROM \$1,500,000

Welcome to a secluded country lifestyle on very nearly 105 acres of land. Located between Albany and Mount Barker, here's what's on offer:

FEATURES INSIDE:

- Open plan lounge – dining – kitchen with reverse cycle air conditioner
- Kitchen has gas cooktop, double electric oven, double sink, dishwasher, island bench with built-in cupboards & walk-in pantry
- Second lounge room / parents' retreat / study
- Master bedroom has walk-in robe & ensuite bathroom with large bathtub, vanity & toilet
- Bedrooms 2, 3 & 4 have built-in single door robes
- Main bathroom has vanity, bath & shower
- Laundry has built-in single door cupboard / Separate toilet
- Solar hot water system with gas backup
- Gas bottles
- Insulation, pink batts

FEATURES OUTSIDE:

- Brick veneer / Colorbond construction / Built 2006
- Double carport under main roof
- Rear all-weather patio – decked & partially enclosed (rolldown plastic blinds)
- Powered 2-bay Colorbond garage with two rollers doors & concrete floor
- Powered workshop, concrete floor, 12mx12m approx. & gas hot water system
- Open machinery shed with concrete floor, 12mx7m
- Old workshop/shed, 12mx10m, powered
- Two rainwater tanks – 100,000 litres & 110,000 litres with two pumps
- Four dams plus bore – permanent water
- Set of steel cattle yards
- Six paddocks, electric & conventional / Fully fenced boundary, electric & conventional
- Approx. 70% grazable & 30% remnant bush
- Currently running 23 head of cattle and approx. 60 sheep
- Stock carrying capacity for cattle is 35-40 head of cattle
- 42.4671 hectares / 104.94 acres
- Shire of Plantagenet rates: \$2,350 approx.
- Views of Porongurup Range / Zoned "Rural"

INCLUDED IN PURCHASE PRICE:

- Shearing plant
- Electric fence unit

Interested? To arrange an inspection of this property or to obtain further information, please call today. You could be very glad that you did!