

2, 75 Stewarts Lane, Stratford, Vic 3862



Cropping For Sale

Saturday, 11 May 2024

2, 75 Stewarts Lane, Stratford, Vic 3862

Area: 18 m2

Type: Cropping



Tim Missen
0488483000

\$850,000

Nestled on 18.14 hectares (44.8 acres approx) of fertile land, this property offers a promising canvas for agricultural ventures. With quality river soils and existing irrigation infrastructure, it presents an excellent opportunity for cultivation. The land benefits from nutrient-rich river soils, ideal for a range of crops and has a longstanding tradition of vegetable growing, including recent lucerne cultivation. The property has a substantial 90 Megalitre groundwater license, and fixed sprinkler irrigation and a dependable diesel pump. A functional 27 x 17-meter shed on-site provides essential amenities, including two cool rooms for produce storage and a convenient lunchroom for workers. This property presents a prime opportunity for agricultural endeavors, boasting fertile soil, reliable irrigation, and a history of successful farming. Whether you're a seasoned farmer or an investor seeking a promising venture, this land holds the potential for fruitful cultivation and long-term prosperity. Note: Please be aware that this sale does not include residential accommodations. For a Due Diligence Checklist go to: consumer.vic.gov.au/duediligencechecklist