

2274 Denmark-Mount Barker Road, Mount Lindesay, 

WA 6333

Mixed Farming For Sale

Thursday, 1 February 2024

2274 Denmark-Mount Barker Road, Mount Lindesay, WA 6333

Area: 118 m2

Type: Mixed Farming



Kyle Sproxton
0438880439

From \$780,000

In the locale of Mount Lindesay, on the edge of the National Park and near the renowned farming region of Denbarker, this significant parcel of rural land enjoys a peaceful, idyllic setting and presents opportunities for running sheep, cattle or a mixed farming venture. It's a rural holding of 118.26ha, presenting a coveted country lifestyle less than *25 minutes from Mount Barker in the North-East for wines and wildflowers, and South-West to Denmark, renowned for its scenic coastline, fishing and sandy beaches. Both these towns have very good primary and high schools. The CBD in the City of Albany This is an attractive block, about 80 per cent cleared and protected by native bush around the boundary plus strategically retained stands of Karri and Jarrah for shelter. There are fantastic vantage points, not far from where the driveway and power would connect to the property, to build your dream home, with rural vistas in every direction. A little imagination here would go a very long way. It is gently undulating, with a dam for stock water and several rainwater tanks – all in varying ages and condition. Infrastructure includes several sheds – a concrete floored machinery or general purpose shed with a high-clearance door, an open-fronted equipment shed and a shearing shed adjoining sheep yards – albeit many of these structures are in need of some repair and may want a complete overhaul depending on your individual needs and wants. Those who aspire to keeping chooks for the fresh eggs, establishing beehives for honey, planting veggies and fruit trees and bringing up the family in idyllic countryside would be impressed by this well-priced rural holding and the exciting prospects on offer. It would equally appeal to farmers/earthmoving contractors or anyone with a commercial interest in the south coastal region looking to purchase a secondary property to expand their holding for diversification and greater profits. Talk to Kyle Sproxtton on 0438 880 439 about the many impressive facets of this estate and the possibilities awaiting astute purchasers. What you need to know: - 118.26ha rural holding - About 80 per cent cleared - Native vegetation retained for shelter - Opportunity for running sheep, cattle or mixed farming - Opportunity for other commercial interests - Various sheds and outbuildings in a varying state of repair - Dam and rainwater tanks - *25 minutes (approx.) from Mount Barker and Denmark for shops, primary and high schools *all distances are approximate and have been taken from Google Maps