

250 Hunwick South Road, Torbay, WA 6330

Other For Sale

Friday, 14 June 2024

250 Hunwick South Road, Torbay, WA 6330

Area: 202 m2

Type: Other



Simon Thomas
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\$4,800,000

Arunga presents a tremendous land acquisition opportunity in a productive and sought after farming location. Situated in the highly regarded Torbay area, just 26 km from Albany's CBD, this special piece of real estate has been under the same family ownership for more than 75 years. Spanning a total of 202.45 hectares, it is estimated that approximately 188 hectares are cleared, with the balance comprising remnant vegetation, including Jarrah, Redgum and Paperbark. The property boasts varied soil types and is an excellent cattle grazing property with a consistent annual fertiliser history. The property is well fenced and divided into 14 paddocks, with a central laneway providing good access. Water is supplied to all paddocks from five dams with strategic solar pumps, header tanks and troughs. Rainfall is abundant, with the long term median in this area being approximately 995mm (source: BOM). Arunga features a great complement of improvements, including a large, three bedroom, one bathroom double brick and tile home (circa 1972) with stunning grounds and gardens. Nearby is a two bedroom, two bathroom mud brick and iron chalet (circa 1999), historically used as accommodation. Outbuildings comprise a large, powered GP shed with an attached studio, a separate GP/machinery shed, a hay shed and cattle yards with a crush. Well located between Albany and Denmark, with convenience and scale, this truly is a once in a lifetime opportunity to secure a prime piece of high rainfall agricultural country. Overall, Arunga represents a rare opportunity to acquire prime agricultural land in a desirable location, complemented by residential amenities and essential infrastructure. For more information or to arrange an inspection please contact Simon Thomas at Elders Rural Real Estate on MBL 0407 380 365.