

# 316 Hays Road, Bancroft, Qld 4630



## Sold Cropping

Wednesday, 8 May 2024

316 Hays Road, Bancroft, Qld 4630

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 452 m2**

**Type: Cropping**



Louisa Bambling

**\$1,050,000**

316 Hays Road has been held by the same owner for over 40 years. This property provides an excellent opportunity for anyone looking for a genuine breeder block and the ability to increase production with further improvements. Comprising 452.34ha (1117 acres) on a single title with approximately 1.6km of Splinter Creek frontage the property is situated approximately 30km from Monto and 160km to Bundaberg or Gladstone. The property is a mix of blue grass contoured creek flats rising into narrow-leaved ironbark forest with native grasses. Watered by 3 dams as well as access to the Splinter Creek with semi-permanent water holes and there is a bore that pumps to a tank and troughs. The property is split into 4 main paddocks plus smaller holding paddocks around the house and creek. There is also a cultivation paddock behind the house which has been previously used for growing oats and sorghum for cattle. Fencing is mostly timber posts with 4 barb. Improvements include: • Cottage style house with verandah in need of some maintenance • Near new 4 bay machinery shed • Timber & portable panel cattle yards with crush • Hay shed For a full Information Memorandum or to arrange an inspection please contact Louisa Bambling or Andrew Cavanagh at Kellco Rural Agencies today.