

**3453 Spencers Brook-York Road, York, WA 6302**

**Mixed Farming For Sale**

Monday, 20 May 2024



3453 Spencers Brook-York Road, York, WA 6302

Area: 57 m2

Type: Mixed Farming



Amber Keefe  
0400936247

## **\$1.6mil to \$1.7mil plus G.S.T**

Connect Real Estate Northam is pleased to present 140.87 Acres for sale 3453 Spencers Brook York Rd Burges. A life-changing opportunity to acquire a well diverse property only 8.3km from York, 27.6km from Northam and 108km from Perth. This property was previously utilised and known as Skydiving York that also catered for overnight stays with powered caravan/camping sites and all facilities included. The property offers: \* Multiple zoning opportunities Rural, Environmental conservation reserve, No Restricted or Additional Uses, Special Control Area. \* Industrial Shed 39m x 23m approx. Features: - 6 Rooms and 2 Small Rooms - Commercial Kitchen includes cool room, dishwasher, gas cooking, 2x sink, bench and cupboard space. - Bar area, includes bar fridges. - Male and female bathrooms including multiple shower facilities.- Aloft - Laundry \*Below ground swimming pool and pool Shed features:- Shower facilities and Sauna. \*12x Powered Camping/caravan Sites and shower facilities included. \*Airstrip.\*15,000 Litre Avtur Fuel refueling system\*Helicopter pads.\*Aircraft tie down bays. \*Large Hangar.\*Large aircraft parking res.2 Runways suitable for all single piston engine and single turbo prop aircraft. \*Winter Dams.\*Roughly 40 hectares arable. \*5x Bores. Very diverse zones offering multiple opportunities for other income streams. Please contact Amber Keefe on 0400 936 247 for all queries. Key Info: Shire Rates: \$2106 approx. pa. Water Rates: TBAServiced by Scheme Water, Mains Power and Atu Septic's System. Disclaimer - Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters.Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contractAll information provided in the advertisement regarding boundaries/fences etc are an estimate only and the prospective purchases should make their own enquiries to ensure they are satisfied with their purchase.