

407 Donaldson Road, Cowaramup, WA 6284



Sold Other

Tuesday, 6 February 2024

407 Donaldson Road, Cowaramup, WA 6284

Area: 58 m2

Type: Other



Kingsley Edwards
0412909022

Contact agent

Located only a 7km drive east of the thriving town of Cowaramup, lies this impressive 144-acre grazing property. Situated at the end of a no-through road, it is ideally positioned for a private lifestyle or farming venture. Boasting not just one, but three soaks and two dams that ensure an ample water supply throughout the year. A large Carburnup River tributary gracefully meanders through the land, bestowing both beauty and practicality for agricultural pursuits. Designed with ease in mind, all paddocks are connected by a central raceway leading back to a well-appointed set of cattle yards where the retired "Old Dairy" sits and offers panoramic views east across the valley to the forest on the other side. Build your dream home and revel in the beauty of your surroundings. Embrace the farmer's lifestyle, run stock, cultivate the land and above all else, immerse yourself in the charms that this marvellous region has to offer.

- Power connected to shed
- Fenced into 6 paddocks
- Currently grazing
- Approx 40 Acres of green feed over Summer
- Set of steel frame cattle yards
- Surface water licence of 11000kL
- Open front shed (approx. 17m x 20m with concrete floor)
- High quality fertile soils

Local farmer ready to lease the land for cattle grazing Viewing by appointment only so please contact Kingsley Edwards on 0412 90 90 22.