

4515 Princes Highway, Birregurra, Vic 3242

HF RICHARDSON

Sold Mixed Farming

Monday, 15 April 2024

4515 Princes Highway, Birregurra, Vic 3242

Bedrooms: 3

Bathrooms: 2

Parkings: 6

Area: 39 m2

Type: Mixed Farming



Ken McDonald
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Contact agent

This prime farming property is located in the highly regarded Birregurra district, known for its reliable rainfall and productive loam soils, and offers direct access to the dual lane Princes Highway and frontage to the Birregurra Creek. The three bedroom home, built close to 100 years ago, is in need of renovation and includes kitchen, living room with open fire and wood heater, main bathroom and ensuite to the master bedroom. An exceptional water supply is provided by a large dam and an additional small dam, while tank water services the house. Well drained loam soils make this an ideal property for cattle and sheep production or equine pursuits. Other features include:- Two-stand wool shed and sheep yards- Steel frame machinery shed - Cattle yards - Double garage / workshop- Hay shed Properties as productive as this one, with easy access to Geelong, Colac and only 7 minutes from Birregurra, are rare, so don't miss out on this opportunity.