

537 Tuntable Creek Road, Tuntable Creek, NSW 2480



Other For Sale

Thursday, 11 April 2024

537 Tuntable Creek Road, Tuntable Creek, NSW 2480

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 53 m2

Type: Other



Uri Ross

0423280278

\$1,450,000 - \$1,525,000

Uri Ross Property proudly presents 537 Tuntable Creek Road, Tuntable Creek. Situated on a generous 132.3 acre parcel of land just 5.5km from the iconic, gorgeous village of The Channon. Sitting proud on the hill is the old farm house, a 3 BDR rendered weatherboard home built in the early 1900's. Recent renovations include the kitchen, bathroom & laundry, along with new internal paint + polished floor boards. It has a great outlook eastwards across the valley and soaring views to the south. The roofline of the covered bbq area directly in front of the house, if removed, would open up long northerly views up the valley. The house features VJ panelling throughout the bedrooms and living areas, arched timber hallways, led lighting, high ceilings and two fireplaces. Very authentic and comfortable. Step outside and utilise one of the many sheds. There is a modern four bay machinery shed on a slab (12 x 7.4) + an old avocado packing shed with three different levels (13.7 x 8.4) + there is an old wood shed (8.9 x 4.8), and an open bbq area. An old avocado orchard sits high towards the peak of the property approx 10 acres in size. It would take some serious effort and energy to bring the orchard back, though, if cleared would make a great spot for a new orchard, large market gardens or new pastures. The majority of the property consists of grazing land, mainly rolling and undulating hills, some steeper parts which have been let go. Enjoy the convenience of established cattle yards on the property near the entrance. The cattle will keep hydrated from one of the four smaller dams, with a large dam catching the run off from a spring coming down from the Koonorigan Range. Its overflow flows into a joining seasonal creek also running down from the range, they form as one and flow through the property. There is a huge amount of millable pine tree's on the property with many more young tree's growing. An old mango orchard is out the back of the property and dozens of tree's by the old avocado orchard. Last but not least, there is a breathtaking elevated site on the property to build a second house (STCA), it has soaring views and is nearly flat. As it is nearly at the top of the hill there is minimal run off issues. Rural properties in the Lismore Shire are allowed second dwellings (STCA). The site is next to the old farm quarry where you can still harvest materials for private use only.- 5.5km to The Channon (approx 6mins)- 12km to Nimbin (approx 18mins)- 50km to Byron Bay (approx 55mins)- 56km to Ballina/Byron Airport (approx 55mins)- The property is leased until June for \$650p/w- Exterior of house is scheduled to be painted prior to settlement To arrange your own private inspection, call Uri today. Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.