

**5790 Flinton Road, Flinton, Qld 4422**

**Livestock For Sale**

Friday, 3 May 2024

5790 Flinton Road, Flinton, Qld 4422

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 728 m2**

**Type: Livestock**



Jack Mantova  
0477280430

## Auction

Elders is proud to present Dorne to the market, a manageable sized grazing asset strategically located in a centralized position to southwest Queensland centers, offered for the first time to the market after 65 years of family ownership. This property offers buyers an ideal add on parcel of exceptional grass country or will serve as a well-placed stopover for cattle movements or to service a larger operations business. Situation: 5mins – Moonie Highway, 20mins - Westmar Roadhouse, 1hr 16mins – St George, 1hr – Moonie, 2Hrs 14mins – Dalby, 2Hrs 50mins – Roma, 1Hr 45mins – Goondiwindi, 3Hrs - Toowoomba, 4Hrs 30mins - Brisbane. Facilities: Rural Mail service, Primary Education @ Westmar. Area & Tenure: 728.43 HA – 1799.98 Acres on 1 title Rates: Half yearly: \$1,215.84 Western Downs Regional Council Country: Level and clean mix of red, coolabah country through to Belah/Brigalow, melon hole country. Full Moonie River frontage, flood country providing natural water storage. Extremely good coverage of natural QLD blue, Mitchell grass & currently a large body of American Buffel throughout. Property presently holds lots of grass cover in the current season going into Winter. Cultivation: Country has been previously cultivated in the past. Water: Full frontage to Moonie River, Lagoons and Dams, throughout. Very capable water storage. 15,000-gal rainwater storage around house and sheds Fencing: Very good to excellent stock-proof quality, eastern boundary exclusion fenced, divided into 9 paddocks. Yards: Steel cattle yards with crush and head bail, positioned near the homestead. Homestead: Comfortable 3-bedroom weather board timber home with veranda and undercover patio area, spacious shaded house yard with established gardens. Improvements: -24 bay hay shed -2 Truck shed combined with skillion for bikes/buggies -23 bay large shed -23 bay car shed + closed hay shed -24 stall stable shed with tack room Plant: 8 tonne silo Remarks: Dorne is well positioned and equipped to cater to a range of buyers requirements in the cattle industry and is offered for sale in an exceptional season to give confidence going forward this year. Don't miss your chance to acquire this impressive parcel of grass country. Contact the listing agent today to arrange an inspection. Offered for sale via public Auction on the 7th of June (If not sold prior). Jack Mantova Ph: 0477 280 430 Auction: 7th June 2024 11:00am @ BMO Business Centre Dalby