

**617 Moorilda Road, Blayney, NSW 2799**

**Mixed Farming For Sale**

Sunday, 10 December 2023

617 Moorilda Road, Blayney, NSW 2799

Area: 255 m2

Type: Mixed Farming



Sam Darcy  
0401612996



Stewart Murphy  
0427363118

## **Auction - Friday 15th December from 10:30am**

"The Poplars" is located in the sought-after rural district of Blayney and Newbridge, offering approximately 630\* acres of soft fertile tablelands grazing country suitable for farming, cattle, and/or sheep production. With fertile soils and a convenient location just 24km from Blayney, this property is an opportunity not to be missed. Property Highlights: • Land holding - Approx. 630\* acres (255\* hectares) of rolling grazing country, with 90% arable land • Zoning RU1 - Primary Production • Conveniently located 24\* kms from Blayney, 50\* kms from Bathurst, and approximately 250\* kms to Sydney CBD • Has been fertilised in the past and responds well to fertiliser • Soils are a mix of red and grey loam • Water is a feature - Multiple springs feeding 15\* stock water dams ensure excellent water availability. • Currently running a self-replacing merino flock • Fenced with mainly hinge joint and two barb wires for boundary and internal fences • Sitting at 960\*m ASL the property enjoys a temperate climate, 765\*mm average annual rainfall with cool winters and mild summers, making it ideal for pasture growth livestock performance "The Poplars" offers exceptional grazing country with reliable water and substantial soils. The property has high yielding pastures with a sound management history that allows for consistent and reliable results in livestock or farming production. For more information, please contact us for a copy of the Information Memorandum or to book a private inspection. Auction @ 10.30am on the 15th December 2023 The Auction Centre 152 William Street Bathurst NSW 2795 Agents Sam Darcy | 0401 612 996 Stewart Murphy | 0427 363 118 Hugh Gooding | 0439 000 639 Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however, we cannot guarantee it.