

788 Avenue Road, Lavadia, NSW 2462

Sold Lifestyle

Tuesday, 21 November 2023

788 Avenue Road, Lavadia, NSW 2462

Bedrooms: 3

Bathrooms: 1

Parkings: 8

Area: 95 m2

Type: Lifestyle



Martin Pearce

Contact agent

788 Avenue Road, Lavadia comprises 237 Acres of some of the more unique, and varied topography in the Clarence Valley. Backing onto pristine wetland flats as it sets toward 'the forks' of the Coldstream River, the farm envelops a captivating mix of river flats, wetlands, river frontage and catchments as well as bluechip grazing country. The property offers avenues for both lifestyle and productive farming pursuits. Improvements include an amply proportioned 3 bedroom home, 5 bay farm shed and stockyards. The house sits on a flood-free rise and enjoys sweeping views of the wetlands and coastal ranges to its east. On the lifestyle front, there is stunning native wildlife to be observed and much potential to be explored along the green banks of the Coldstream River. * 237 Acres * Fortuitously located on the coastal side of the Clarence River* 20 minutes from Grafton, 25 minutes from beaches of Wooli and Minnie Water, 55 minutes from Coffs Harbour* 3 Bedroom home constructed in 2010* 45 Acres completely flood-free, stock security assured* A property possessing unique beauty that must be seen to properly appreciated* Cattleyards, crush and loading ramp included* 4 fenced paddocks, 2 dams* Town water + 3 rain water tanks* A rare combination presented as both a productive farm and lifestyle opportunity