

**791 Maimuru SS Road MAIMURU via, Young, NSW
2594**



Residential Land For Sale

Monday, 3 June 2024

791 Maimuru SS Road MAIMURU via, Young, NSW 2594

Area: 30 m2

Type: Residential Land



Dick Cummins

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Contact Agent

Located north west of Young in the small rural village of Maimuru, this fantastic parcel of land is as good as you will get. Features include:- Approx 30.7 hectares or 76 acres of slightly undulating land approx 85% arable- Minimum lot size of 24 hectares for a dwelling entitlement, zoned RU1 - Primary Production- Machinery shed / Workshop with skillon approx 18m x 14m, includes 3000 gallon fresh water tank- 5 main paddocks plus smaller holding yard, used as a feedlot and small paddock around the shed- Steel livestock yards including vet crush and loading ramp, flat bottom silo in good order- Permanent water supply via Cudgell Creek, 1 dam & 6 water troughs fed from 2 x 5000 gallon tanks- Full cropping & fertiliser history under the current only. - Excellent fencing both boundary & internal, including solar powered electric fencing- Power at the front gate, mail and school bus available as well- Sold as a going concern (GST may be applicable if not used as farmland)Please Note: Whilst all care has been taken by Ray White Young to ensure accuracy in preparation of the particulars herein, no warranty or representation, express or implied, as to the accuracy or completeness of the particulars provided is made or given by us and interested parties must therefore rely on their own enquiries. Liability for any error, omission, negligence or misrepresentation is hereby excluded.