

827 Trial Hill Road, Pewsey Vale, SA 5351

Sold Livestock

Monday, 4 September 2023

827 Trial Hill Road, Pewsey Vale, SA 5351

Bedrooms: 4

Bathrooms: 1

Parkings: 6

Area: 31 m2

Type: Livestock



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Contact agent

A Elders Real Estate Barossa is delighted to introduce you to this rare offering of 78.33 acres (approximately) of highly productive, highly sort after big gum, grazing country located in the beautiful Barossa Valley. A short commute to the vibrant townships of Tanunda, Williamstown and Lyndoch. 20 to 25 minutes to Gawler and approximately an hour from Adelaide. Quiet and convenient rural living at its very best. Pewsey Vale boasts an average annual rainfall of 680mm to 700mm (approximately). Consistently high carrying capacity. Currently running Red Hereford cows and calves. This fabulous property has renovated pastures, predominantly Phalaris, rye grass, red and white clovers with a bi-annual fertiliser history. Abundant water storage with 3 dams, stock proof fencing consisting of ring lock with two top barbs and plain wire. All in good condition. You will be warm and cosy return verandah timber lodge, whether you choose to reside permanently on the property or use it as a weekender. A true hideway, set well away from the road, down a long winding driveway. Timber clad on the exterior and pine lined on the interior with peaceful and picturesque views from the large windows. Read the paper with glass of red in front of wood burning combustion heater and watch the birds, kangaroos and healthy stock wander on by. Though the lodge is fairly basic, it does enjoy modern conveniences including a new reverse cycle split system, a dishwasher and new carpet in the centrally located living room. The four bedroom are located off the living room and are serviced by a tidy bathroom with a sperate loo. A great opportunity and huge potential to renovate and extend if desired. This highly prized property would be great addition to an existing enterprise or the perfect starter for those who want to step on the farming ladder. Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. Elders Real Estate RLA62833