

**232 Arnold Coats Road, Cobdogla, SA 5346**



**Horticulture For Sale**

Sunday, 23 June 2024

232 Arnold Coats Road, Cobdogla, SA 5346

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 3**

**Type: Horticulture**



Karen Nash  
0437236669

**\$749,000**

• 40 acres certified organic property located in the heart of the Riverland. • Beautiful Lake Bonney and Cobdogla Primary School is only a short distance away. • 28.5 acres of wine grapes varieties include Ruby Cabernet, Shiraz & Semillon • 5 acres for vegetable production for the premium box market (Passionfruit & Pumpkins) • Gravity fed with drippers and water birds, fertigation tank, auto filter/flusher. • Water Delivery Rights of 135 megs, settling tank & rainwater tank. • 7 bay shed to store plant/equipment, large cool room, sorting and packing room all with lights, power and concrete floor. • 4-bedroom homestead and inground swimming pool needs a little TLC but could make an ideal rental and generate extra income. All the hard work has been completed with the organic certification, so now is the perfect time to get on board and produce your own organic produce. To know more about all this property has to offer, phone me today to discuss and we can organise a time to inspect. Disclaimer: In preparing this information we have used our best endeavours to ensure details contained herein are true and accurate, however we accept no responsibility and disclaim all liability in respect of any errors, omissions or inaccuracies. Prospective purchasers should make their own enquiries to verify the information contained herein. RLA62833