

'Kara' Ogunbil Road, Tamworth, NSW 2340



Sold Lifestyle

Saturday, 23 September 2023

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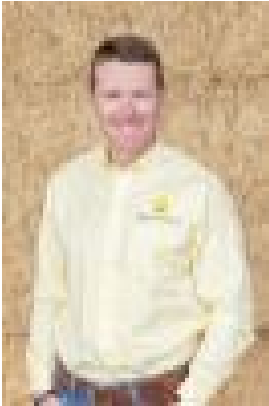
Bedrooms: 3

Bathrooms: 1

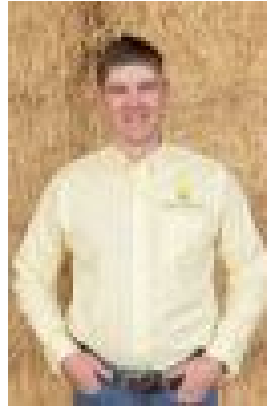
Parkings: 1

Area: 81 m2

Type: Lifestyle



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Contact agent

Online Auction Link: <https://buy.realtair.com/properties/110511> Area: 81.34 hectares or 200.99 acres Location: 'Kara' is located in the tightly held Ogunbil district being 48km SouthEast of Tamworth and only 260km from Newcastle. The area is well renowned for its quality soils and water with 'Kara' having double frontage to the Dungowan Creek. The township of Dungowan is a short drive down the road which offers a great community lifestyle with the thriving Dungowan Pub is a local favourite along with many other community events that are held throughout the year. Country: A versatile property, 'Kara' offers some of the very best alluvial creek flats with many of the surrounding properties growing excellent hay and fodder crops. The balance of the property ranges from gently undulating open grazing country running into the vibrant backdrop of the steeper ranges that create exceptional views and scenery. The country of 'Kara' is very well balanced and offers the opportunity to run several different livestock enterprises while also offering a great lifestyle. With further development the property would become a very productive parcel. Home: The 3 bedroom weatherboard home has recently had a renovation with a brand new kitchen installed along with fresh painting. The county style home offers three sizable bedrooms with multiple living areas throughout the home. The veranda at the front of the property offers views back across the creek flats of the Dungowan Creek. Water: The property is well watered with the main feature being the Dungowan Creek. Several dams throughout the property offer ground water resources. With rain water adjacent to the home. The Dungowan pipeline traverses the property and provides ample stock water. Infrastructure: Infrastructure is basic and functional, and includes the home, a steel set of cattle yards along with an older shearing shed and workshop near the house, and a double shed/shelter on the river side. Fencing is in good condition, with the property fenced into 5 main paddocks. Comments: 'Kara' is being offered alongside the adjoining 'Drumalbyn' (198.4 hectares or 490.2 acres). Both properties have been listed for genuine and outright sale. An inspection is recommended, please contact Riley Gibson on 0417 441 688 or Baden Chaffey on 0488 697 416 to arrange a viewing. Click here to register for Auction: <https://buy.realtair.com/properties/110511>