

Little Bracco, Roma, Qld 4455

Livestock For Sale

Tuesday, 26 March 2024



Little Bracco, Roma, Qld 4455

Bedrooms: 4

Bathrooms: 1

Area: 220 m2

Type: Livestock



Daven Vohland
0419944901

Auction

220 Hectares or 544 Acres Includes 8 Freehold Titles and 4 Water Licenses from the Bungeworgorai Creek from the Condamine Balonne Tributaries. Located just 24 kilometers or 20 minutes north west of Roma, this unique property has a spacious air conditioned 4 bedroom home, dining/lounge, large kitchen bathroom and laundry set in an established garden. Landline, Skymesh including Mobile phone coverage at the house. School Bus Stop at the Mail Box. 12m x 16m drive through Barn style shed, 9m x 13m steel frame shed 9m x 13m steel frame shed, concrete floor, 3 x 3m high roller doors, one bay is a workshop area. 4 x Mesh Dog Pens, concrete floor, 9m long x 1.5m wide. Water supplied to the Kennels. The Bungeworgorai Creek wraps around three sides of the property with sandy loam soils on the creek flats, red loamy and black soils make up the balance of the country, established with American buffel grass pastures. The country is made up of box, ironbark, sandalwood, myall, pine and scattered brigalow. Quick responding mainly open country. Set of portable heavy duty steel cattle yards with loading ramp and undercover Cyclone Classic Plus vet crush, complete with a set of True Test Scales and Reader, the crush and race has a concrete floor. Subdivided into 2 main paddocks and 2 smaller paddocks, boundary and internal fencing is in good condition. Water supplied to the property by the House Bore, the bore pumps to a Bushman Tank and gravity feeds to three troughs and the house. 2 dams. Remarks: Excellent investment opportunity, Little Bracco offers real diversity with water licences in the Bungeworgorai Creek from the Condamine Balonne Tributaries, 8 Freehold Titles close to Roma. The property is ideal for a stud depot, grazing for commercial cattle or horses.