

Lot 1, 117 Aspennell Road, Bollier, Qld 4570



Sold Livestock

Tuesday, 12 March 2024

Lot 1, 117 Aspennell Road, Bollier, Qld 4570

Area: 128 m2

Type: Livestock



John Bambling
0418715165

\$3,000,000

Property also known as 273 Lowe Road, Bollier Qld 4570A stunning rural property with bitumen road frontage spanning across a glorious 317 acres (128.387ha) of mixed river flats and rolling hills with 1.7km of direct Mary River frontage. A highly productive cattle property with a guaranteed water supply situated in the much sought after Mary Valley Region just 30min to Gympie and Noosa, under 1 hr to the Sunshine Coast and less than 1.5hrs to Brisbane. The property is fenced into 3 paddocks with quality 4 barb wire fences with an older set of cattle yards already in place. With heavy loam soils on the river flats rising to forest soils in the higher country the property is covered with pastures consisting of Rhodes grass, Setaria and Kikuyu and is capable of carrying 100 head of cattle with shade provided by a scattering of beautiful Bunya Pine trees throughout. There is an abundance of water with a 16 hectare water license permitting the offtake of water directly from the Mary River, plus three dams located in a great catchment area ensuring plentiful water for all your cattle/cropping needs. This property is a blank canvas awaiting your dream build with multiple house sites to choose from all with captivating views of Pomona Mountain and Mt Eerwah right through to the Kenilworth Bluff. A sensational property to enjoy total peace and quiet in a remote location supported by quality pastures and guaranteed water supply in a premier location!

Summary

- 317 Acres (128.387ha) approx. 1.7km direct Mary River frontage in the Mary Valley
- 16 Hectare Mary River water licence, 3 dams, rich productive river flat country
- Fenced into 3 paddocks with quality fencing, older set of timber cattle yards
- Cattle carrying capacity – 100 head, productive pastures with mixed grasses
- Multiple house sites available, bitumen road frontage, power located near by
- Amazing views of Pomona Mountain, Mt Eerwah right through to Kenilworth Bluff

Contact Marketing Agent, John Bambling on 0418 715 165 today to schedule an inspection! All the above property information has been supplied to us by the Vendor. We do not accept responsibility to any person for its accuracy and do no more than pass this information on. Interested parties should make and rely upon their own enquiries in order to determine whether or not this information is in fact accurate. Intending purchasers should seek legal and accounting advice before entering into any contract of purchase.