

Lot 10 Lower Waterloo Road, Waterloo, Qld 4673



Livestock For Sale

Saturday, 4 May 2024

Lot 10 Lower Waterloo Road, Waterloo, Qld 4673

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 129 m2

Type: Livestock



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\$1,700,000

TOTAL AREA* 129.5ha or 320 acres mostly flat open country IRRIGATION AREA* 20 ha or good quality alluvial soils able to be irrigated and a further 20ha of sandy loam soils as well IRRIGATION EQUIPMENT* Travelling Irrigator with 150m 4" hose and 8 x 100m lengths K Line Sprinklers & underground mains & hydrants WATER* 82ML Irrigation Dam, 20ML Irrigation Dam, 3 x Stock Dams and natural waterholes, Bore equipped with solar pump, 6 panels (reticulated to 20ML Dam for irrigation), and 5 x Water Troughs PASTURES* Approx 170 ha or Improved Pastures (Callide Rhodes, Signal, Solander, Nandi Seteria, Pangola & Humidicola) and Legumes (Seca, Caatinga Stylos, Lee & Glenn Joint Vetch, Siratro, Aztec Atro, Centro & Wynn Cassia) PADDOCKS* Fenced int 12 paddocks plus laneways IMPROVEMENTS* 3 bedroom lowset brick home (all built-ins), with open plan living area (polished floors), modern kitchen with island bench, walk-in linen/storage room, family room, front sunroom & 2 entertainment areas at the rear, 2nd shower & toilet near laundry, reverse cycle air con in 3 bedrooms & living area* 6 x rainwater tanks (145,000 L)* Popup sprinkler irrigation to house yard* Domestic bore equipped with electric pressure pump* 7.5m x 6m original garage converted to 2 rooms & used as art room & storage (1 air conditioned) with a double carport in front* Machinery & Truck Shed approx 120sqm with attached toilet & shower* 9.8kw Solar System with 21 panels, LG Lithium Battery capacity 189Ah with Hybrid 5kva Invertor PMAV* 95% white on PMAV LOCATION* Situated 41km North of Bundaberg and handy to great fishing and crabbing spots AGENT'S COMMENTS:"Be-Ma-Re" would make an ideal Cattle Stud