

Lot 464 Plantation Road, Stewarts Range,, Naracoorte, SA 5271



Sold Other

Thursday, 19 October 2023

Lot 464 Plantation Road, Stewarts Range,, Naracoorte, SA 5271

Area: 44 m2

Type: Other



Cameron Grundy
0408843096

\$605,000

"Hacks" offers an excellent balance of gently undulating healthy limestone rising Hill Gum country through to heavier Red Gum country being a productive and attractive property located just 10 minutes drive from Naracoorte. LOCATION: Well located just 18kms West of Naracoorte at the corner of Plantation Road and Bridge Road in the Stewarts Range district. LAND: Attractive gently undulating Hill Gum and Red Gum loam over limestone and clay. Well timbered with an ideal number of established Hill Gum and Red Gum trees offering excellent shade and shelter. The land is well suited to improved pastures including subclover, rye grass, phalaris and annual grasses typical of the district. Various limestone rises offer excellent drainage and sheltered areas. Soils include red clay loams over limestone to lighter red gum loam varying to heavier black clay loam offering a versatile seasonal growth pattern. FERTILISER: The property has received 100kg per hectare per annum of single super. FENCING: Well fenced with boundary fencing comprising 7 and 8 line plain wire with some barbed wire, creosote pine posts and timber tie on droppers. Portion of the fencing is electrified including the norther boundary with the pulse being received from the adjoining land holder. STOCK WATER: Stock water is provided by way of one windmill supplying 2 x poly tanks which supply water to a trough in each paddock. PRODUCTION: "Hacks" is currently dedicated to prime lamb production with the Vendor estimating the carrying capacity to be approximately 2 ewes per acre. Current stock are in forward to fat condition with excellent feed reserves on hand. Limited supplementary feeding takes place. IMPROVEMENTS: Power pole located on the property. EXPRESSIONS OF INTEREST CLOSE FRIDAY 11TH AUGUST 2023 AT 1PM AT THE AGENT'S OFFICE.