

148 Collins Creek Rd, Kyogle, NSW 2474

Mixed Farming For Sale

Saturday, 29 June 2024

148 Collins Creek Rd, Kyogle, NSW 2474

Bedrooms: 4

Bathrooms: 2

Area: 96 m2

Type: Mixed Farming



Lance Butt

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CONTACT AGENT

This 96-hectare farming and grazing property is a rare find, offering a unique combination of a beautifully renovated homestead, a separate guest residence, and a blank canvas for further development. Here are some of the key features and benefits of this exceptional property:

Renovated Homestead: The three-bedroom timber homestead has been lovingly renovated by an award-winning home designer, maintaining its country charm while providing modern comforts. The renovation has ensured that the property shines with warmth and character.

Additional Accommodation: The separate guest residence offers additional living space, perfect for extended family or visitors. The single-car garage provides ample storage and parking for farm vehicles.

Old Dairy/Piggery Building: This old building offers a blank canvas for renovation, allowing the new owner to turn it into whatever they desire – a studio, office, or even a functional farm building.

Workshop/Machinery Shed: The large workshop/machinery shed provides ample space for farm equipment storage and maintenance and potential for additional uses such as a hobby workshop or storage for personal projects.

Cattle Yards: The property boasts an excellent set of cattle yards, designed to make stock handling and drenching easy and efficient.

Water Supply: The property is self-sufficient with 77,500 liters of rainwater storage and two equipped bores, providing ample water for livestock and domestic use.

Grazing Paddocks: The property is divided into 10 main grazing paddocks, making it easy to rotate cattle and manage the land. The paddocks have a strong fertilizer history, ensuring optimal soil health.

Subdivision Opportunities: The property has been pre-approved for subdivision into multiple titles, offering a unique development opportunity. The existing five-acre title includes the homestead, old dairy, and workshop, while the remaining titles are 8.5 hectares and two 40-hectare blocks with building entitlements and separate entries. This provides an excellent opportunity to develop the property into multiple residential or agricultural lots.

Location: The property is located under five kilometers from Kyogle's CBD, offering easy access to amenities and services while still being surrounded by a peaceful country environment. Overall, this exceptional property offers a unique combination of agricultural potential, development opportunities, and comfortable living quarters. It is an ideal choice for those looking for a rural lifestyle with plenty of opportunities to grow their food, raise livestock, or develop their own business.

Property Code: 1570