

Old Moonie Road, Southwood, Qld 4406



Mixed Farming For Sale

Tuesday, 30 April 2024

Old Moonie Road, Southwood, Qld 4406

Area: 764 m2

Type: Mixed Farming



Clayton Smith
0428878523



Chris Holgar
0411177167

Auction

JLL Agribusiness is pleased to present for sale Noondoomally (the Property), Southwood Queensland. Comprising a total land area of 764* hectares over one Freehold Certificate of Title. The Property has been progressively developed to represent a versatile grazing enterprise. Featuring large bodies of feed, good water, quality infrastructure, it offers a unique opportunity to acquire a developed grazing landholding in the tightly held Moonie region. Investment Highlights:- 764ha* (freehold) grazing opportunity located 50* kilometres west of Moonie and 180* kilometres west of Dalby by road.- Benefited by suitable infrastructure with well-designed steel yards and a self-contained 40ft furnished two-bedroom Atco Donga with off grid solar power.- Generally flat topography, land and fertile soil types across the Property predominantly comprising of cleared Brigalow Belah scrub, Poplar Box flats and Coolibah.- Secure stock water bisected by Noondoomally Creek and four dams.- High percentage of the property being arable offering the capacity for a mixed-farming enterprise. - Carry capacity of 140-150 breeders plus calves and weaners.- Full grassed- De-stocked- Early access.Noondoomally is being offered for the first time in 65 years for sale by Public Auction on Thursday 6 June 2024 at 11AM at BMO Business Centre Dalby (if not sold prior).Approximately*