

'Rookhatt' Dustbowl Road, Melrose, SA 5483



Sold Cropping

Saturday, 23 September 2023

'Rookhatt' Dustbowl Road, Melrose, SA 5483

Area: 68 m2

Type: Cropping



Daniel Schell



Geoff Schell
0418842421

Contact agent

Ray White Rural South Australia is delighted to offer the 'Wild Dog Creek' Aggregation to the market for your consideration. This outstanding Aggregation is owned and operated by the Shanahan family who have made the strategic decision to divest their farming assets in the highly productive Upper Mid North region of South Australia. The Aggregation comprises 4 properties located in the Melrose area which can be purchased in one line or individual lots offering scale very rarely offered in this highly regarded farming region of SA. Key Highlights: • In total 1,142.83ha (2,823.94*acres) offered in 4 parcels 'Wild Dog Creek' - 368.32ha (910.12*acres) 'Rookhatt' - 68.01ha (168.05*acres) 'Sanders' - 257ha (635*acres) 'The Plains' - 449.5ha (1,110.7*acres) • Unique opportunity to invest in a large scale farming operation in the highly regarded & productive Upper Mid North region of South Australia • The Aggregation comprises 4 non-contingent properties located in the Melrose area, 260*km north of Adelaide • The Melrose district is highly recognised for its suitability and flexibility to broad enterprise options including growing cereals, oil seeds, legumes, hay production, prime lamb and wool production • The Aggregation focuses on integration from broadacre cropping and hay production benefiting from scale, operational efficiency, fertile soils and strategic location within close proximity to markets • Outstanding infrastructure on 'Wild Dog Creek' including valuable implement sheds, hay sheds, fertiliser shed, shearing shed & yards, weigh bridge, substantial rain water storage, grain storage, feedlot and an appealing manager's residence • The owners have adopted leading agronomic practices including variable rate fertilizer application and controlled traffic tillage. For a copy of the Information Memorandum please contact the Ray White Rural SA office. Daniel Schell 0415 436 379 Geoff Schell 0418 842 421*approximately