

**1025 McColl Road, Kyabram, VIC, 3620**

**Rural For Sale**

Friday, 30 August 2024



1025 McColl Road, Kyabram, VIC, 3620

**Bedrooms: 3**

**Bathrooms: 1**

**Type: Rural**

## CONVENIENTLY LOCATED DAIRY FARM

Welcome to this conveniently located and productive 327 Acre (132.38ha) property with main road frontage and an impressive irrigation system. The property's irrigation system (2.73 D/S) has been upgraded for convenience, all powered by a direct drive electric motor which can be managed from your mobile phone. 155 acres of pipe and riser, 17 acres is flood irrigated and balance of 155 acres of dry land. 2 recycle dams - 5 meg and a 3 meg.

The 9 year old 20 a/side Herringbone dairy offers many quality features including: Dairy King stall gates, variable speed vac pump and milk pump, 250 cow yard with yard blasters, under cover race and crush, 30kW solar system on dairy and 10 kW solar on pump, 12,000lt milk vat, 4" manure pump, 30 tonne silo, 8 yr old 24m x 12m machinery shed and old dairy and workshop with 3 phase power.

You have the flexibility to either build your dream home or renovate the existing three-bedroom house that needs some repairs, giving you the freedom to choose what best suits your needs.

If you're seeking a well-maintained dairy farm within a short drive to town (7mins), this property is definitely worth considering. Call Greg 0419 135067.