

1199 Cullingral Rd, Merriwa, NSW, 2329

Rural For Sale

Monday, 23 September 2024



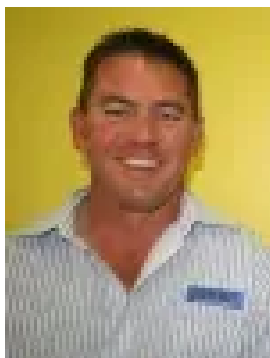
1199 Cullingral Rd, Merriwa, NSW, 2329

Bedrooms: 4

Bathrooms: 1

Parkings: 7

Type: Rural



Jay Shepherdson

0265415331

540 Acres, River Frontage, Renovated Home

Located just 15 minutes from Merriwa and only three and a half hours from Sydney, this 540-acre property offers a fantastic rural lifestyle. The home has 4 big bedrooms, 2 with built-in robes. The living area is an open-plan design and features a combustion fire and R/C air. The kitchen is spacious with a gas cooktop and electric oven. The bathroom and laundry are combined, and there is a walk-in linen. The home presents in excellent condition throughout. There are covered verandahs front and rear overlooking the fully fenced flat yard and the beautiful views beyond.

For storage, there is a 5-bay shed with container lock-up and a cool room. There is also a 2-bay carport. Water is supplied by 44,000 liters of freshwater tank storage, a fully equipped bore feeding to a header tank with runs to the outside taps and stock troughs. There are 5 dams and Merriwa River frontage. Situated next to the river is a 6m x 6m shed with power set up as a camp shed.

The country ranges from flat open paddocks to timbered ridgelines with open plateaus on the mountains. There are easily accessible tracks throughout the property, ideal for horse or motorbike riding. The property is fully fenced, with most fencing only a few years old. There is a set of steel cattle yards with easy truck access. This very well set-up farm is perfect for a family looking to enjoy a lovely rural lifestyle.