

189 Dejagers Road, Amelup, WA, 6338

Rural For Sale

Friday, 30 August 2024

189 Dejagers Road, Amelup, WA, 6338

Type: Rural



Simon Thomas

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Cambawarra

Cambawarra is an exceptionally well presented property on the northern foothills of the majestic Stirling Ranges. The Amelup farming region is tightly held, highly regarded and a proven reliable dryland mixed farming area in the Great Southern region of Western Australia.

Totalling 1986 hectares split over six freehold titles, the property is available as one unit or could have the option of separation with great access from DeJagers Road to the west, North Stirling Road to the north, Hobbs Road to the east and Salt River Road to the south.

1616 hectares is quoted as cropable with an estimated 80% of the property classified as a medium soil type with the balance a lighter sandplain. The property is undulating and well drained. The 2024 cropping program comprises of 1070 hectares of Scepter wheat, 470 hectares of Maximus barley with the balance pasture. The long term median rainfall is 388.5mm (source BOM).

The property is well fenced and well watered from numerous dams and freshwater soaks. Good infrastructure including a 4 bedroom 1 bathroom home plus an older 4 bedroom 1 bathroom home in fair condition that is used for staff accommodation during peak times. Large GP shed, small GP shed, 4 stand shearing shed with steel yards, near new super shed, chemical shed, various silos and 2 Flexi-N tanks.

The property has excellent availability to multiple CBH grain delivery sites including the Port of Albany.

This mixed farming operation is a rare expansion opportunity for those looking to increase their landholding in this sought after location.

For further information or to arrange an inspection please contact Simon Thomas at Elders Real Estate on 0407 380 365.

The property is selling by Expressions of Interest by Formal Offer, closing on the 10 October 2024.