

799 Spring Grove Rd, Spring Grove, NSW, 2470



Rural For Sale

Wednesday, 25 September 2024

799 Spring Grove Rd, Spring Grove, NSW, 2470

Bedrooms: 5

Bathrooms: 2

Parkings: 10

Type: Rural

Welcome To Richmond Vista

Richmond Vista - An unparalleled 96 Ha agricultural gem located in the heart of the Northern Rivers. Just five minutes away from the beef capital, Casino, and 20 minutes from Lismore, this property boasts stunning views and exceptional infrastructure, making it truly unique in the region. Words cannot fully capture the essence of this property.

91 Ha of premium land, approximately 30 Ha dedicated to cropping, with the remaining area suitable for grazing (capable of supporting 65-75 breeders year-round, with potential for growth).

House:

- Custom designed and constructed by Brett Harley Constructions (2016)
- Five bedrooms, two bathrooms, multiple living areas and luxury finishes
- Over 500 sqm under roof, featuring high ceilings and ducted air conditioning throughout
- Chef's kitchen equipped with a butler's pantry, stone countertops, and induction cooking
- Expansive king-sized master suite with a walk-in wardrobe and lavish ensuite
- 11.5m x 4.5m natural water (naked water) in-ground pool
- Covered outdoor entertaining area, four-car carport, pet-friendly yards, and a vegetable patch
- 25,000-gallon in-ground concrete tank

Shed 1:

- 9m x 9m Colorbond American barn, open side (2023)
- Insulated with glass sliding door access to the house side
- Concrete flooring

Shed 2:

- 17.5m x 7.5m Colorbond (2020)
- Three bays, each 3.5m wide
- One bay, 7m wide, with a roller door, lockable and insulated
- Three 5,000 gallon poly tanks

Shed 3 - Workshop:

- 17m x 12m Colorbond with 4m x 11m awning and additional concrete hardstand area (2016)
- Self contained, air conditioned studio featuring kitchenette, bathroom and separate entrance
- One 5,000 gallon poly tank
- 1,000L overhead diesel tank
- 4 Tonne, 2-post Tufflift hoist
- Renegade 3-cylinder, 240 volt air compressor

Shed 4:

- 24m x 9m open-front Colorbond machinery shed (2020)
- Four bays with 6m clearance
- Gravel flooring

Wash Bay :

- Lock up shed with water
- Standalone solar power system with 6.5kw battery storage and 240 volt inverter
- Concrete pad from the old dairy

Cattle yards:

- Bordin Bros crush, ramp and panels
- 6m x 9m undercover awning for all weather access and shaded work

- Water connected
- Convenient transport access

Power:

- Mains power supplied to the property
- JDZ 18.5kW solar array with 38.5kW battery storage (2024)

Water:

- Five dams , four spring fed with the fifth dam filled via a well
- Timber-lined windmill from the 1800's, believed to never run dry
- Bulldozer pump
- Solar pump (2023) delivering beautiful spring water from the well to two 5,000-gallon poly tanks
- Gravity-fed troughs throughout the property

Fencing:

- Majority of the property features new concrete posts and 5-barb high-tensile wire

Capacity :

- Cropping area of approximately 75 acres
- Summer crops include soybeans, millet, and sorghum
- Winter crops consist of oats, barley, triticale, and wheat (producing up to 75 tonnes)
- Grazing capacity for 65-75 breeders with potential for enhancement

This property stands unrivalled in quality, substance, and execution. The chance to own this fully developed estate is available now. To receive a detailed information memorandum or to schedule your personalized inspection, please reach out.

The property will be sold by public auction on October 24th if not sold prior.