

**Sec 613 Downing Road, Mundulla West, SA 5270**



**Mixed Farming For Sale**

Wednesday, 8 May 2024

Sec 613 Downing Road, Mundulla West, SA 5270

Area: 302 m2

Type: Mixed Farming



Michael Lind

**Price Reduced \$3,100,000**

Mundulla West South East SA303 Ha Section 613 Downing Road 748 Acres • Tightly held reliable Mundulla West cropping and grazing area, same family ownership since 1985 • Located approximately 24 km west of Bordertown within a 475mm to 500mm average rainfall area. • Approximately 2/3 flat brown loams over clay and a 1/3 range country with grey to brown sandy loams over clay and loose limestone, 1 paddock sown to wheat and 1 of oats & clover for hay, pastures of clovers and grasses • fenced into 14 paddocks for sheep or cattle, watered by solar pump to tank and windmill to tank reticulates to troughs improvements include 2 sided shed and old set of cattle yards Agents Comments: extremely versatile property offering the flexibility of cropping, hay production and grazing the tightly held Mundulla West area Contact: Elders Keith, RLA 62833, Mike Lind 0408892362