

# Section 2512 Hundred of, Hughes, NT 0822



## House For Sale

Friday, 1 September 2023

Section 2512 Hundred of, Hughes, NT 0822

**Bedrooms: 5**

**Bathrooms: 2**

**Area: 129 m2**

**Type: House**



Renee Brant  
0417718149



Jody Setterberg  
0417718149

**\$1,399,000**

Off Grid Living! This stunning 320 acre property comes for sale with all the fundamental works done including multiple paddocks fenced off and ready for life stock. Built in 2008 the large family home host 5 bedroom ( 4 + Study), open plan living, modern kitchen all with high set ceilings. Verandahs to entertain and enjoy your private scenic views. Irrigation around the home keeping it green all year round. The Man Cave/shed with an office / bathroom and ample storage is set back behind the home. This property is off grid with its own water source from the local river, power via solar and comes with everything you need to operate it. Ask us for more details. Approx. an hour from Palmerston with local IGA, hardware, post office, taverns and schools along the way into town. At A Glance: Absolute serenity with this rural property that is totally self sufficient and off grid • 320 acre / 130 hectares, Sec 2512 Hundred of Hughes 1880 Goyder subdivision • All weather access via private road entering from Fog Bay road adjoining crownland • River Charlotte plentiful water way surrounded by lush country • Semi elevate fully air conditioned 5 bedroom coded home with timber deck • Verandahs overlook the River Charlotte and Warren creek junction with surrounding hills rising in the sunset • Full off the grid living with 7kw constant load solar system with self-managed generator back up sustained by 48Volt 1200amp/hour battery supply. • Water supply via solar pump from the river maintains lush green lawns surrounding the house with ample rainwater supply for domestic use • Large 15mx14m fully concreted shed with lock up to support the property has full water and power connected • 4 strained barbed wire Fencing 80 and 60 acre paddocks with improved pasture has been baled for stock feed to support the property's livestock. • Stables with twin tack rooms and paddocks for the horses or livestock • Long driveway to the home passing scenic vistas of the bush, creeks and undulating hillside Water test results for the Charlotte River available. Good access to the house all year round, block has hosted trucks all year round. Minimal maintenance required for solar. Health checks every 5 years with contracts for this available. Fencing is ok. Needing some tidy up in place still currently holding 13 head. Mobile reception requires cell fi booster.