

Toms Creek Road, Ellenborough, NSW 2446



Sold Livestock

Thursday, 5 October 2023

Toms Creek Road, Ellenborough, NSW 2446

Bedrooms: 2

Bathrooms: 1

Area: 316 m2

Type: Livestock



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Contact agent

LAWD is pleased to present The River Run (the Property), comprising 316.90* hectares (783.07* acres). A highly productive large-scale cattle breeding and fattening property with five* kilometres of Ellenborough River frontage under an hour's drive to Port Macquarie. ACCOMMODATION Transportable accommodation with excellent views over the river is located under a large colour bond shed, offering two comfortable bedrooms, one bathroom and a kitchen set up for off-grid living complete with solar-powered fridge and lights, gas hot water system and stovetop plus an additional backup nine* KVA generator. GRAZING ENTERPRISE The vendor's current operation consists of backgrounding 350* plus steers ranging from 300* kilograms to 480* kilograms with a previous operation consisting of 200* cows and calves. TOPOGRAPHY AND SOILS The Property ranges from rich river flats and rolling hills. Elevation rising from 79* metres to 252* metres Above Mean Sea Level with an average elevation of 116* metres. Soil types range throughout the property and are unique to the area comprising a combination of Red-brown Earthy loams, with Grey and Red Clay subsoils. WATER Reliably sourced from The Ellenborough River, Long Creek, Mistake Creek & 12* earth dams. With an average annual rainfall of 1,337* mm. WORKING IMPROVEMENTS - 18* metre by 12* metre machinery shed with rainwater connection. - Galvanised steel cattle yards estimated at 200* head capacity complete with concrete pound draft, concrete race with cattle crush and tru-test scales included. - Galvanised steel cattle trucking yards estimated at 60* head capacity. - Laneways and wing fencing offering excellent manageability. SALE PROCESSThe River Run is for sale by Public Auction at 1pm (AEDT) 15 November 2023 at Westport Club, 25 Buller Street, Port Macquarie NSW. A detailed information memorandum is available on request. Inspections by appointment only. For full details contact the below personnel Mark Mudford 0419 637 543 Daniel McCulloch 0429 613 332