

“Peter Pan” Ghinni Ghi Kyogle



332 ACRES ON TWO TITLES
GRAZING LAND AND MILLABLE TIMBER
PRICE \$995,000



332 ACRES @ GHINNI GHI

This Ghinni Ghi property is situated in amongst some of the most productive country on the North Coast and only 25 minutes' drive West of Kyogle.

Improvements include a very comfortable and fully renovated 3 bedroom home surrounded by wide covered verandah's. Inside the house which has timber hardwood flooring with rosewood and red gum features throughout. There is a spacious country kitchen made from Tasmanian Blackwood, the kitchen has a large Gas stove with electric Oven & a Large Pantry. The house also includes a dining area, open lounge area with air-con in all rooms and combustion wood heater, 3 spacious bedrooms with the main having an en-suite, separate bathroom & toilet. The house also has 12 Solar Panels going into the grid and solar hot water system. The house has the latest NBN Satellite broadband connected and has Fox TV connected as well as an amplified aerial for free to air TV.

Other improvements include a 3 Bay 10M x 9M Steel LU Garage, 10M x 21M Steel Machinery Shed and Workshop one with water and both with power, Fully Equipped Set of Steel Stockyards with a vet crush and steel loading ramp.

The land has areas suitable for crops, gentle undulating low hills and plateaus for grazing then running back into some heavily timbered hill and ridges.

There is a large quantity of Spotted Gum, Tallowood, Stringy Bark, Grey Gum and Iron Bark suitable for harvesting.

The soils range from fertile composted scrub soils to several types of basalts.

Water on the property comes from spring dams and spring gullies with 3 x 22,500L Rain Water Storage Tanks and a legal easement through to Iron Pot Creek. All cattle troughs are fed from a large elevated dam providing high pressure across the property and for gardens and lawns plus the many established fruit trees around the house area. There is also a nice fenced patch well off the road for the water melons.

The property has several long and picturesque walking tracks through the forested ridge for the wildlife orientated bushwalker.

The farm is a very productive breeder property with the added opportunity to harvest some timber through applying for NVP & PFP for extra income.

Situated only minutes from Toonumbar Dam and a short drive back into Kyogle this property offers just so much, there is also a magnificent building site for a second home with power already there.

For an inspection please contact Mike Smith on 0413300680

PRICE \$995,000



3 BEDROOM FULLY RENOVATED HOME



TIMBER POST & RAIL FENCE



POWER CONNECTED TO BOTH SHEDS

3 BAY GARAGE – 10M X 9M CB SHED



21M X 10M MACHINERY SHED









