

"Glen Alvi "Lockyer" , Elong Elong, NSW 2831

Expressions of Interest

Mixed Farming 2⁺ 2⁺



Escape, Relax & Profit on Secluded Acreage!

Set on an impressive 2,004* acres just 54km north-east of Dubbo, this substantial rural holding offers a rare opportunity to expand existing operations, and increase income in a tightly held region. Currently running 770 ewes and their progeny across 17 paddocks, the property is approximately 70% arable with gently sloping plains, making it ideal for continued grazing, fodder production, or mixed enterprise.

Open for Inspection

By Appointment.

A beautifully renovated two-bedroom home provides comfortable modern living, set privately with rural views and space to enjoy. The home features a spacious living room with a cosy wood heater – perfect for relaxing on those cold winter evenings – and a stylish modern country kitchen complete with a generous walk-in pantry and quality gas appliances. Both bedrooms are generous in size and the main bedroom enjoys a stylish ensuite bathroom with exquisite mosaic tiled floors and brass fixtures and fittings. Also on the property is the original homestead – a charming, character-filled structure steeped in history. Though currently in disrepair, it presents a unique opportunity for restoration or repurposing, offering further potential for accommodation, storage, or creative vision. There is a functioning cool room beside the original homestead which is ideal for storing homegrown meat or produce and is a practical asset for those embracing a self-sufficient rural lifestyle.

Water is a standout feature, with 24 dams plus permanent and semi-permanent springs ensuring strong year-round reliability. In addition, the property is located within the Great Artesian Basin Groundwater Plan and has a Works Approval for a bore on each lot. Sally's Creek passes through the property that makes for a picturesque landscape and helps takes care of your stock water security. There is also good rainwater storage at the house. The property is well fenced, with good working infrastructure including two hay sheds, a shearing shed, and sheep yards for ease of operation.

With the holding currently running 770 ewes, which is not to its full capacity, this property presents a great opportunity for graziers looking to expand, families seeking a tree change with income, or lifestyle buyers wanting space, seclusion, and versatility. With abundant wildlife, varied topography, and wide-open skies, the property also appeals to hunters and nature lovers. As an added bonus, this property has the ability to income produce just from its own natural environment in goats and firewood.

Located within easy reach of Dubbo's services and livestock markets, this versatile holding presents the ideal combination of productivity, lifestyle and long-term potential.

Step into space, privacy and productivity by contacting Scotty or Michael at Redden Real Estate to book in your inspection.

Listed By

Scott Redden

Michael Redden

Mobile: 0467 193 268

Mobile: 0409 844 036

