

## 00 Currawong Rd, Young, NSW 2594

Sold - 18/10/2021

Mixed Farming



### "DUNROVEN" First Time Offered In Over 50 Years

"Dunroven consists of 648.61acs\* and is some of the most tightly held country in the South West Slopes, 10mins South of Young, 10mins North of Harden, 4hrs Sydney, 2hrs Canberra, Wagga Wagga, Orange and Bathurst. Dunroven is being offered for the first time in over 50 years which is a true testament to the calibre of the holding.

**Open for Inspection**

By Appointment.

The property is situated just off the Currawong Rd with access via Dunroven Lane, there are also several access points via several gateways off Broken Dam Road.

Excellent balance of country with a soft easterly aspect situated in a 625mm-650mm\* rainfall district aspect.

2021 cropping programme consists of 55ha\* of Kittyhawk wheat, balance of excellent improved pastures.

Strong lime and fertilizer history, solid pasture improvement, excellent professional agronomy input.

Well-watered with electric bore pumping to a header tank which reticulates across the property with troughs in every paddock plus 4 surface dams.

Excellent fencing, divided into 10 paddocks, stands of Yellow Box trees provide shelter for grazing stock.

Central lane way system which ideal for ease of stack handling requirements, there are also numerous tree lines throughout the property.

Dunroven is a superb rural holding suitable to a range of agricultural pursuits including cereal, legume and oilseed production in addition to prime lamb, prime beef and wool enterprises, the property only becomes available due to a change in direction for the vendors.

Dunroven is offered for sale by public auction on Friday the 15th of October 2021 with the auction to be held on site. Delivery of the property will be the 1st of February 2022, access to the property prior to this date will be negotiated with the vendor and prospective purchasers in anticipation for next years cropping program.

\*(approx).

### Listed By

Christian Rowan

