

Sold



3620 Yetman Road, Inverell



## PEACEFUL, NATURAL SURROUNDINGS

AREA: 101.17 ha (250 ac) Freehold.

Inverell Shire Council Rates: \$684.00 p.a. Northern Tablelands LLS.

SITUATION: 37km from Inverell, 4km from Graman.

SERVICES: Power. Phone. Primary and Secondary schools at Inverell. Air and rail services from Inverell to Brisbane & Armidale/Tamworth/Moree to Sydney. Saleyards at Inverell, being the 6<sup>th</sup> largest selling centre in the state, weekly fat cattle sales, fortnightly sheep sales and monthly store cattle sales. Export abattoir at Inverell. 3 major feedlots in the Inverell area. Inverell is one of the major shopping and service centres of Northern NSW.

COUNTRY: Undulating. Altitude: 600-610m ASL.

SOIL: Basalt & Granite.

ARABLE AREA: 12ha (30ac).

TIMBER: White box, Apple, Cypress pine.

WATER: 2 dams.

RAINFALL: 756mm (29inch) p.a.

FENCING: Good to new condition. Fenced into 5 paddocks.

IMPROVEMENTS: Colourbond shed with wood heater & bathroom, lined and insulated.

STOCK YARDS: Steel cattle yards with loading ramp and vet crush.

🏠 1 🚗 2 📏 101.00 ha

**Price** SOLD for \$330,000

**Property Type** Residential

**Property ID** 658

**Land Area** 101.00 ha

### Agent Details

Wally Duff - 0427 546 146

### Office Details

RDR Real Estate  
24 Otho St Inverell, NSW, 2360  
Australia  
02 6722 5500



CARRYING CAPACITY: 20 cows and calves or 250 DSE.

Disclaimer: All information contained is gathered from relevant third party sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.