



TRINCA HILL, 2610 Currawang Road, CURRAWANG

Trinca Hill

10.12 hectares, 25.00 acres

Panoramic views favoured location and home comforts best describe this rural lifestyle property.

Main features include:

- * 10.11 HA or 25 acres, 7 paddocks, 2 dams, secure rural fencing
- * Main residence with 3 bedrooms, 3rd bed utilized as media room, lounge/family, electric kitchen, deck and patio, RC Air
- * Studio residence with 2 bedrooms, bathroom, kitchenette, RC Air, family meals and deck
- * Mains power, plus Solar Mate and generator backup, pressure pumps
- * Four water tanks total 54,000 litres, electric HWS, Water filters, 3 toilets
- * 2 bay lockup workshop, 2 high bay open front shed, 10m x 3m storage shed plus skillion
- * All sealed road to Goulburn 25 min, ACT 35 minutes, Liverpool/Sydney 2 hrs
- * Mail service, Internet, school bus at gate, various smaller storage sheds and greenhouse

TYPE: Auction

INTERNET ID: 18709194

AUCTION DETAILS

11:00am, Friday May 4th,
2018. Merino Room,
Goulburn Soldiers Club

CONTACT DETAILS

Elders Real Estate
137 Auburn Street
Goulburn, NSW
02 4821 6000

Ray Croker
0427 118 600

- Land Area 25 acres (approx)
- Bedrooms: 5
- Bathrooms: 2
- Air Conditioning
- Views: Panoramic and areas of elevated scenery

PROPERTY OVERVIEW

Location details	Currawang
Land Use	Grazing, Cropping
Cropping	Cereals, Legume
Grazing	Sheep ,cattle ,
Description of Country	Undulating rolling granite loam soils with planted trees
Other Improvements	Machinery shed, Workshop
Fencing	Seven paddocks with secure rural fencing
Number of Paddocks	7

WATER/IRRIGATION

Water Supplies	Tanks, Dams
Comments	4 Fresh water tanks total 54000 litres

REGIONAL FACILITIES

Nearest Regional Centre	Goulburn
Distance from Centre	36.00 kilometres
Agriculture	Saleyard, Abattoirs
Schools	Primary, Primary bus, Secondary, Secondary bus, Tertiary
Road to property	All Sealed to Goulburn ,easy access to Canberra via Federal Highway

TITLE/POSSESSION

Type	Freehold
Possession	Vacant Possession

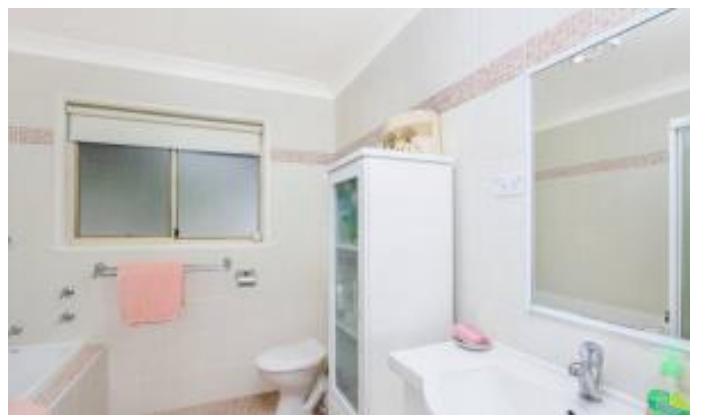
HOMESTEAD

Description	Comfortable 2 bedroom main home plus detached 2 bedroom studio
Bedrooms	5
Bathrooms	2

LIVESTOCK

Livestock carried	Cattle
Total Livestock capacity	75.00 dse approx







Please Note: Approx. Floor Area 180sq m, Studio Approx. 180sq m & 40sq m in the Park. Measurements are approximate. Not to Scale. For Illustrative purposes only.

Trinca Hill 2610 Crrawang Road, Crrawang NSW 2580