



## 38 Murdochs Lane, GOULBURN

Go rural with room to move!

**169.97 hectares, 420.00 acres**

Just 10 minutes from Goulburn via sealed road, this property ticks all the boxes for a private rural experience.

- \* 420 acres or 169.801 hectares (approx), 11 Freehold Titles
- \* Balance of recreational and grazing lands
- \* Undulating rolling countryside, sheltered and private
- \* Outstanding views with elevated or nestled building sites
- \* Fenced into 11 paddocks, 12 dams with very good catchments
- \* Easy access to sealed road frontage

Guide over \$790,000

Auction Details:

11AM, Friday 4th May 2018

Merino Room, Goulburn Soldiers Club

**TYPE:** Auction

**INTERNET ID:** 18823367

### **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 420 acres (approx)

**PROPERTY OVERVIEW**

**Land Use** Grazing

**WATER/IRRIGATION**

**Water Supplies** Dams

**REGIONAL FACILITIES**

**Nearest Regional Centre** Goulburn

**Distance from Centre** 10.00 kilometres

**Nearest Town** Goulburn

**Distance from Town** 0.00 kilometres

**Agriculture** Saleyard, Abattoirs

**Schools** Primary, Primary bus, Secondary, Secondary bus

**Road to property** All Sealed to Murdochs Lane

**TITLE/POSSESSION**

**Type** Freehold

**Possession** Vacant Possession

**Shire/District Council** Goulburn Mulwarree

**Rates** Council , \$2241.60 2017/18 , Local Land Services \$387.34 2017/18



