

“ CARRIBEE ” 176 ACRES NORTH COAST DAIRY FARM

PROPERTY DESCRIPTION

**LOT 7 DP6739 LOT 10 DP113020 & LOT 3 & 4 DP113021
TOTAL AREA: 71.369 HECTARES – 233 MEGALITRE LICENCE
UNDERGROUND MAINS, 2 X 3 TIMBER HOUSES, MACHINERY
SHED, HERRINGBONE DAIRY & YARDS**



“ CARRIBEE’S ” PASTURES



“ CARRIBEE ” 176 ACRES

RICHMOND RIVER



LYNCH'S CREEK



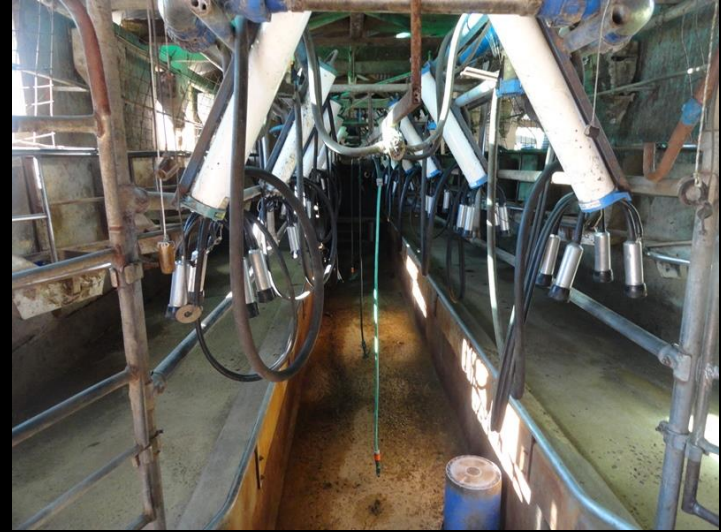
233 MEGALITRE IRRIGATION LICENCE

“ CARRIBEE’S ” IMPROVEMENTS

1 OF 2 TIMBER HOMESTEADS



8 ASIDE HERRINGBONE DAIRY





LIVESTOCK, PLANT, MACHINERY, IRRIGATION EQUIPMENT POA



“ Carribee’s “AERIAL MAP



JUNCTION OF BOTH LYNCHS CREEK & THE RICHMOND RIVER

“ CARRIBEE ”

“Carrabee” a well-known dairy farm in the Richmond Valley, North of Kyogle has reluctantly come on the market for the first time. “Carrabee” is situated at Wiangaree on the North Coast of NSW, at the junctions of both the Richmond River and Lynch’s Creek.

“Carrabee” consists of 176 acres of mainly creek and river flats, 2 well maintained timber houses, machinery shed, stockyards, 8 aside herringbone dairy and yards.

The land is predominantly good quality alluvial river flats with approximately 6 hectares of more elevated land to the North of the property. The property enjoys a 233 megalitre irrigation licence which feeds into the underground mains located throughout the property.

Most of the property is pasture improved and subdivided into 17 grazing and irrigation paddocks which could comfortably run 150 milkers.

The property is priced to sell now and a valuation report is available at request.

The price guide is \$1M to \$1.3M.

For further information or inspection please contact Mike Smith on 0413300680 or email mike@kyogle.com

A brochure can be viewed on www.kyogle.com