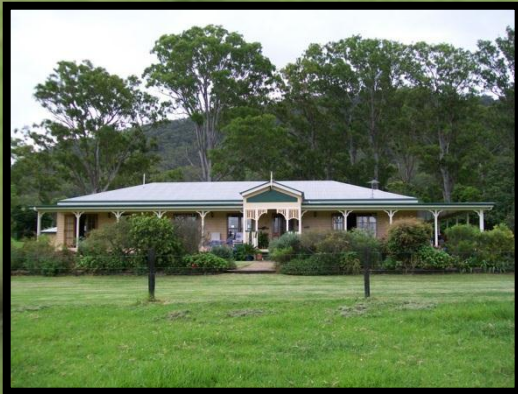


“Whispering Gums”

Collins Creek via Kyogle















“Whispering Gums”

“*Whispering Gums*” located in the beautiful Collins Creek area, is a real “eye catcher” and is one of the most unique properties we have listed. The homestead is a magnificent timber home surrounded by three wide timber verandas to capture the mountain valley views and listen and view the abundant wildlife including over 60 species of birds. Inside is just a perfect example of what a quality builder can do, from the French doors to the polished timber floors the house is just outstanding. The homestead which is only 13 years is sheltered by some magnificent Red Gums and features 3 large bedrooms all with built-ins with the main having its own ensuite, down the hallway there is a separate bathroom, vanity and toilets areas through to an office/4th bedroom then opening out to a very spacious dining/lounge and kitchen area just made for entertaining. There is also a formal lounge to put the foot up and read your favourite novel. Other improvements include 2 air cons, ceiling fans, all up 3 bathrooms and two toilets, new carpet in the bedrooms and all rooms have been painted recently.

Other improvements around the house include a large 2 bay carport, timber garage, separate living quarters, above ground pool, 2 Bay lock up Work shed and all of these surrounded by manicured gardens and lawns plus 2 Steel Machinery & Hay Sheds.

The land consists of 102 acres of excellent easily maintained country which runs from the base of a mountain range down to Fawcett Creek. The property has a 5 acre irrigation licence on the creek plus a fully equipped bore to supply water to cattle through the way of cattle troughs. The property comfortably carries up to 35 breeders all year round and ideally suitable for a small stud or commercial cattle enterprise.

The property has been used as an Angus & Brangus Stud over the years but would suit any type of livestock and there is a dairy building, stockyards, vet crush and loading ramp to manage the cattle.

In previous years the property has been successfully used as a B & B and it's a property that catches everyone's eye. For an inspection of this property, which is by appointment only, please contact Mike Smith from Kyogle Real Estate 0413300680 or 0266321077