

Sold



'Culbara', 1235 Annandayle Rd, Holbrook



MAGNIFICENT HIGH RAINFALL BREEDING/FATTENING HOLDING

'CULBARA'

1,295.75 HECTARES – 3,201.86 ACRES

- Ideal location next to Woomargama Village, 16 km Holbrook, 53 km Albury/Wodonga, 360 km Melbourne, 508 km Sydney & 5 km from Hume Freeway.
- Fertile red loam soils, alluvial creek flats, rising to granite hills and native bush.
- Amazing carrying country, pastures of phalaris, ryegrass & clovers, regularly supered.
- Laneways throughout ensure ease of stock handling, roads with grids for vehicle access.
- Water a feature with semi-permanent Wilson Creek, spring & catchment dams, rainfall 800 mm.
- In addition, bores & wells provide clean stock & domestic water, reticulated to troughs from tanks on hills.
- Four bedroom homestead, each bedroom has an ensuite, open living/kitchen, huge dining/lounge room, amazing views from wide verandas, space for two vehicles under roof, well established garden.
- Solid second home containing 3 bedrooms, large living area, views over the countryside.
- Working improvements include, 3 sets steel cattle yards, 4 stand woolshed, 2 machinery sheds, 4 haysheds.

 4  4  2  1,295.75 ha

Price SOLD for
\$19,700,000

Property Type Residential

Property ID 1961

Category Rural

Land Area 1,295.75 ha

Agent Details

Roger Bramley - 0477 220 133

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Office Details

Albury

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Paull & Scollard

Nutrien
Ag Solutions

- Fodder on hand in sheds & silage pits pass with the property.

'Culbara' is one of Eastern Riverina's most renowned, high rainfall grazing properties, having been nurtured and conservatively managed for more than 34 years by the Late Arthur Trethowan. Prime cattle from 'Culbara' have for many years consistently topped local markets, Arthur bucking recent trends to stick with his beloved Hereford breeding herd. In the past three years 'Culbara' has been strictly a fattening enterprise but is equally suited to both. The homestead, extensive improvements and stock handling facilities are second to none, ensuring that whoever is fortunate enough to buy the property will know they are presiding over one of SE Australia's premier cattle holdings.

SOLD AT AUCTION

Listed in conjunction with Nutrien Harcourts - Albury.

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NUTRIEN HARCOURTS - ALBURY

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