

Under Contract



. Duri Winton Rd, Winton



## MEROO

- Meroo is located in the highly productive area of Winton being only 25km from Tamworth.
- Land area of 259.29ha (Approx 640ac) in 2 titles
- Meroo is an impressive mixed farming opportunity currently used for cropping and livestock in rotation.
- A good sloping block mainly with an easterly aspect consisting of red loams going to soft chocolate and black basalt soils. 90% of block is arable being all contoured running to well grassed watercourses flowing to 3 dams.
- Currently the property has approx. 110ac sown to sorghum and the balance natural or in crop rotation.
- 2 equipped bores with mill and tanks servicing troughs plus 3 dams for stock water.
- Subdivided into 6 paddocks of all good sheep proof fencing and double gates.
- An excellent mixed farming block that has been well looked after with a rotation of crops and livestock over the years.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

📏 260.00 ha

<b>Price</b>	Expression of Interest
<b>Property Type</b>	Residential
<b>Property ID</b>	41
<b>Land Area</b>	260.00 ha

### AGENT DETAILS

Phillip Hetherington - 0428 680 028

### OFFICE DETAILS

Tamworth  
Shop 6, 19 Wallamore Road, Tamworth,  
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**GARVIN & COUSENS**