



FOR SALE

SEMI SUSTAINABLE LIVING

Uri Ross Property proudly presents 574 Horseshoe Creek, Upper Horseshoe Creek. Located 16km from Kyogle is this extremely well built, off grid 2 BDR bespoke home with approx. 330m of pristine creek frontage stretching over 118.3 acres. Built from sandstone, hardwood, mudbrick and sawcrete is this over engineered structure with endless amounts of craftsmanship on every corner.

The three rooflines consist of a well built carport, a studio style master bedroom with barn style timber windows, and the masterpiece home which is currently one bedroom, that could very easily be converted into a two bedroom home. The home consists of stained glass, super high ceilings, rustic timber poles, marble floors, marble & granite bench tops + more. The studio features slate flooring, high ceilings with exposed timber beams, a wood heater and gorgeous barn style windows. Both structures have sandstone retaining walls and are paved all around the exteriors making them accessible in wet times.

Across the road there is a thin strip of land between the road and the creek which is home to a set of aged but solid timber cattle yards including a race and professional head crush. The creek is home to many great swimming holes, the water is fresh, flowing down from Mebbin National Park AKA The Border Ranges.

There is an additional set of yards at the back of property along with another seasonal creek.

Other Property Features:

- Orchard of 48 established Pecan Nut Trees over back of property
- Well-maintained Track access to all of property
- Established Coffee Trees and mixed fruit and nut trees throughout front area of property.
- Established Bunya Bunya Nut trees throughout the whole of property
- 10 Fenced Paddock areas of various sizes.
- Well established irrigation and poly pipe system for water movement around front of property
- Rainwater from self collecting pioneer tank to main house area
- Dam water gravity fed to 5 troughs
- Large trough above dam plumbed for pumping to two concrete tanks that feed into trough
- A number of established wood lots of hardwood and hoop pine
- Pastured areas
- Large carport and workspace with lock up room and annex

2 BED | 1 BATH | 2 CAR

PRICE:
\$1,100,000

OPEN FOR INSPECTION:
N/A



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