



FOR SALE

VERSATILE MIXED FARMING OPPORTUNITY IN NYMAGEE'S PRODUCTIVE HEARTLAND

Located in the heart of Nymagee's productive agricultural region, this well-appointed mixed farming property presents an outstanding opportunity for graziers and mixed enterprise operators seeking a versatile and well-managed holding.

Currently running 1,900 sheep across seven well-watered paddocks, the property features excellent infrastructure, including sheep and cattle yards, self-emptying silos, and quality fencing comprising iron ringlock and plain wire throughout. The layout is designed for efficient stock movement and ease of management.

The land offers a mix of sandy to red self-mulching soils, ideal for both grazing and cropping pursuits, complemented by established stands of mallee, pine, and box trees that provide natural shelter and environmental balance.

A comfortable four-bedroom homestead provides practical and spacious living, well-positioned to support daily operations while offering a peaceful rural lifestyle.

Features:

- 4-bedroom homestead with ample living space
- 7 watered paddocks with reliable water infrastructure
- Functional sheep and cattle yards
- Self-emptying silos for grain and feed storage
- Quality fencing: iron ringlock and plain wire throughout
- Suitable for mixed farming operations

Set within the historic area of Nymagee, known for its rich mining past and strong sense of community, the property enjoys the benefits of a quiet rural setting with the support of a resilient farming district. Nymagee offers essential services, a welcoming local community, and is within easy reach of larger regional centres like Cobar and Nyngan, making it both accessible and secluded.

This is a genuine turnkey opportunity, with reliable paddock watering systems and a long-standing history of productivity. Whether expanding your current enterprise or seeking a strong

0 BED | 0 BATH | 0 CAR

PRICE:

Expression of Interest

OPEN FOR INSPECTION:

N/A



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