

Online Auction Thursday 28th July 2022 @11am

**CENTRALLY LOCATED, VERSATILITY PLUS!**



- Approx. 93ha (230 acres) of prime Goulburn Valley farming country, consisting of quality Wanalta loam & Koyuga clay loam soils.
- Currently sown to grazer oats, vetch, lucerne, sub clover/rye. All included in purchase price. Access will be available for fertilizer/irrigation/maintenance purposes. Vendors livestock presently on farm and will graze pasture until full settlement.
- Approx. 6 megalitre recycle dam, 1.98 GMW 1A delivery shares. Approx. 75 Ha laser graded into bays. Access to both Prairie and Hanson Rds, approx. 3kms South of Lockington, 67kms North of Bendigo.
- Inspection available with our agent and assistance for AuctionsPlus registrations. 10% deposit payable by successful bidder. Balance payable in 60 days or beforehand by mutual agreement.



**LOT 2, 1460 PRAIRIE – ROCHESTER ROAD, LOCKINGTON, VIC, 3563**

**F.P. Nevins & Co.** PTY LTD  
Livestock & Real Estate Agents, Auctioneers

rma network. Accredited Member

**TONY HOOPPELL 0427 842 228**

**Terms: 10% Deposit. Settlement 60 days or earlier by mutual agreement. Inspections are strictly by appointment.**