



4  2  2 

## 718 Herbert Road Oamaru

### RURAL OPPORTUNITY - 32.5Ha + 4BDRM HOME

When it comes to work/life balance this is possibly the perfect property! Only 21kms from town, this is a truly relaxing spot to live in. The 32.5 hectares of rolling green hills are fenced in to approximately 8 paddocks, with heavy soil on the flats next to the stream, and views looking to Mount Stalker and surrounding forests. The property also has a large 280m<sup>2</sup> two-story home, with open plan living, 4 bedrooms, and 2 bathrooms. Along with a double garage, there's also multiple sheds - great for hay or implement storage, a shearing shed, and cattle and sheep yards too. With K-line pods, and an irrigation permit in place (though not currently used) plus 17 N.O.I.C. shares, this is a must-view property.

Buyer Enquiry Over \$1,200,000+GST (if any)

#### FOR SALE

Buyer Enquiry Over \$1,200,000+GST (if any)

#### VIEW

[oamaru.ljhooker.co.nz/K49GF3](https://www.ljhooker.co.nz/K49GF3)

#### CONTACT

Lindsay Zanker 0272 300 205

#### LJ HOOKER OAMARU

(03) 434 9014

Contact Lindsay Zanker on 0272 300 205

## More About this Property

<b>PROPERTY ID</b>	K49GF3
<b>PROPERTY TYPE</b>	Residential
<b>LAND AREA</b>	32.51 ha
<b>HOUSE SIZE</b>	280.00 m <sup>2</sup>
<b>INCLUDING</b>	

Licensed Real Estate Agents (REAA2008)



### LJ Hooker Oamaru - Robertson Real Estate Limited

CONTACT: Lindsay Zanker  
EMAIL: [lindsayz@ljoamaru.co.nz](mailto:lindsayz@ljoamaru.co.nz)  
MOBILE: 0272 300 205  
PHONE: (03) 434 9014  
FAX: (03) 434 6708

#### DISCLAIMER

The above information has been furnished to us by the Vendor. We have not verified whether or not that information is accurate and do not have any belief 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 enquiries in order to determine whether or not this information is in fact accurate.



[www.ljhooker.co.nz](http://www.ljhooker.co.nz)

Residential | Commercial | Rural | Land Sections | Coastal