

**623 & 624/2202 Wellington Vale Road, Emmaville,
NSW, 2371**



Rural For Sale

Saturday, 21 December 2024

623 & 624/2202 Wellington Vale Road, Emmaville, NSW, 2371

Type: Rural



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Own Piece of Paradise in Emmaville

Discover the perfect rural retreat just a few kilometers from the charming village of Emmaville in the picturesque NSW Northern Tablelands. This 16.18- hectare (40-acre)* small acreage offers endless possibilities for those seeking a tranquil lifestyle surrounded by nature, with the added convenience of being only 47 km north of Glen Innes.

Build Your Dream Home: With council consent already applied for, this property is ready for your dream dwelling. While you wait, consider constructing a shed to kick-start your rural lifestyle.

Farming Potential: The property boasts nice black soils – perfect for small farming enterprises, including growing vegetables, planting a fruit orchard, or establishing beehives to produce your own honey. With a most of the property being open grazing the property would also be well suited for starter farm perfect for sheep, the property is mostly Flat.

Fossicking and Exploration: The local area is renowned for its gems, making this a haven for fossicking enthusiasts.

Hunting and Wildlife: Immerse yourself in nature, whether it's for hunting or simply observing the rich diversity of wildlife that calls this property home.

Natural Beauty and Serenity: The fully fenced into one lot, is a sanctuary of peace and tranquility. Wake up to breathtaking sunrises from any number of vantage points, and let the calming sounds of birdsong and the beauty of the surrounding landscape soothe your soul. This is a place where you can truly disconnect and recharge, surrounded by the incredible power of nature.

Whether you're dreaming of a self-sufficient lifestyle, a peaceful retreat, or a base for exploration and adventure, this property is the perfect canvas to create your own piece of paradise.

Don't miss this opportunity to embrace the rural lifestyle you've always wanted.

Contact us today to arrange a viewing and make this property yours.