



2312 Elsmore Road, Inverell

Exceptional Dual-Living Opportunity on 30 Acres - Just 25 Minutes from Inverell

Offering an exceptional blend of lifestyle, versatility and income potential, this impressive 30-acre property presents a rare opportunity to secure two residences on one title.

Fully fenced for sheep and set amongst picturesque rural surrounds, the property features a natural spring and a dam, excellent rainwater storage, solar panels and extensive shedding, providing the perfect balance of productivity and peaceful country living.

The main residence is a spacious 5 bedroom family home designed for modern living, featuring open-plan living and dining, a well-appointed kitchen with stone benchtops and a large butler's pantry, a private master suite with walk-through robe and ensuite, a large laundry, ample storage throughout, recently installed reverse cycle ducted A/C and a wood fire for year round comfort. A 'Barn style' shed with power, built within the past year, is complemented by multiple additional sheds across the property.

Positioned separately, the second residence has been fully renovated

8 3 10

FOR SALE

Please Call

AGENTS

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AGENCY

LJ Hooker Inverell
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All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



and offers 3 bedrooms, 1 bathroom, split-system A/C, a wood fire and its own large shed, making it ideal for extended family, guest accommodation or additional rental income.

Property Features

- Approximately 30 acres, fully fenced for sheep 2 paddocks plus a holding paddock.
- Natural spring and a dam
- Excellent rainwater storage
- Solar panel system
- Two separate residences
- Extensive shedding
- Approximately 25 minutes from Inverell
- Excellent dual-living and income potential

Offering an exceptional combination of lifestyle, versatility and long-term value, this unique rural holding is ready to accommodate growing families, multiple generations or savvy investors looking to secure a property with genuine income-producing potential.

For further information contact Sean Taylor 0409 666 854.

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MORE DETAILS

Property ID	QY0H8U
Property Type	AcreageSemi-rural
Land Area	12 hectare
Including	Ensuite
	Air Conditioning
	Built-in-Robes
	Heating

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