

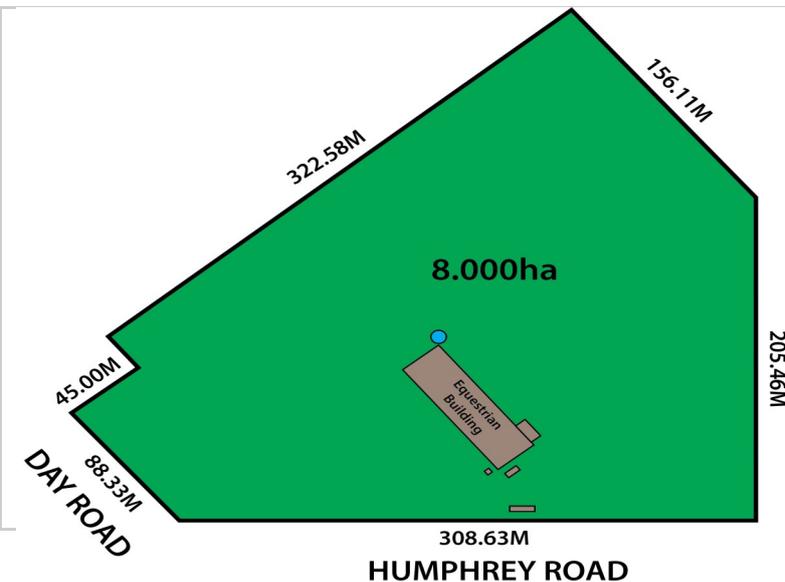


first national
REAL ESTATE

Peoples' Choice



Lot 106 Humphrey Road Reeves Plains





FANTASTIC FLEXIBLE OPPORTUNITY WITH UNIQUE ZONING

Welcome to Lot 106 Humphrey Road, Reeves Plains. This sensational fully fenced 20 acre (approx.) allotment is situated 15 minutes from Gawler and is the perfect opportunity for the astute purchaser to retain the fantastic Olympic size horse arena, add your own dwelling or even set up your desired property under the Primary Production, Horticulture Three Zoning.

The property encompasses two toilets, holding yards and a hay shed. The arena is truly something to behold with two vehicle entries, a kitchen, lounge area, judging platform and even a grandstand. An added addition to the arena is a separate room off to the side, currently used as a gym, but it is completely up to you how you wish to use it.

With water and power already connected to the property, you also have the opportunity to build your own dream home next to the beautiful farming country side. The property also has the availability of water supply from Bolivar/Two Wells recycled plant subject to conditions.

The following is applicable Horticulture Three Zoning:

- Farming
- Horticulture (including enclosed horticulture such as greenhouses)
- Land based inland aquaculture
- Light industry and service associated with the processing, packaging and distribution of produce
- Wind farm and ancillary development and much more

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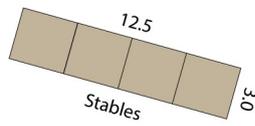
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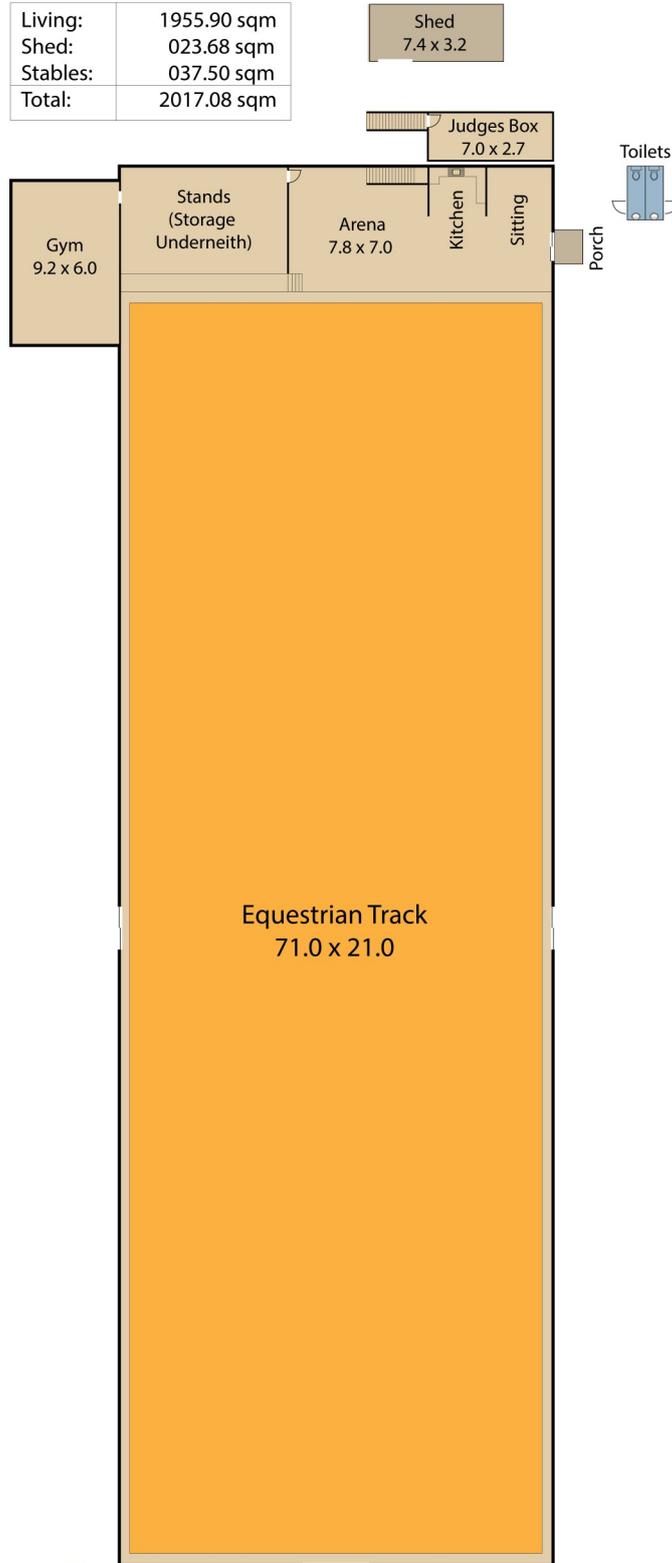


Price Guide: \$585,000

Floor Plan



Living:	1955.90 sqm
Shed:	023.68 sqm
Stables:	037.50 sqm
Total:	2017.08 sqm



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This brochure & floorplan are for illustration purposes only & all measurements are approximate. Any fixtures shown may not necessarily be included in the sale contract & it is essential that any queries are directed to the agent, & any information that is intended to be relied upon should be independently verified. Neither the agent, vendor or contracted illustrators take any responsibility for any omissions, wrongful inclusion or typographical error which may occur in this brochure as it is intended as an artistic impression only. While every endeavour has been made to verify the correct details in this publication, neither the agent or the vendors accept liability for any error or omission.

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