



Private Crookwell River Frontage

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1302 Fish River Road Narrawa Via, Crookwell

Price guide \$1,700,000 to \$1,850,000

1302 Fish River Road, Narrawa, offers the quintessential country lifestyle on an expansive 250-acre parcel, boasting an impressive 3 kilometers of private Crookwell River frontage. This picturesque riverfront property is a haven for fishing enthusiasts and is known for its platypus sightings, making it a nature lover's paradise. In addition, the area's history includes gold fossicking, adding to its allure.

The residence itself features 3 bedrooms, 1 bathroom, and spacious living areas. A generous deck provides a perfect vantage point to soak in the breathtaking views that this property offers.

The land is highly productive and includes a machinery shed, 40 hectares of mature pine trees ready for harvest (instant income), 1200 irrigated olive trees producing award winning olives, and a small orchard. Connectivity is not an issue, as the property has access to satellite broadband internet and a landline connection.

Notably, the property was previously operated as a successful private camping site, with ample riverside campsites that could be rented out for private camping experiences. This is an ideal opportunity for those considering ventures like setting up hip-camp or tiny homes, which had previously received numerous 5-star reviews.

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| Property ID: | L18427150 |
| Property Type: | MixedFarming |
| Garages: | 4 |
| Land Area: | 250.0 acres |

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Situated just a half-hour drive from the growing town of Crookwell, and conveniently located 3 hours from Sydney and 2 hours from the nation's capital, Canberra, this property is the ultimate escape.

Contact Nic at 0431 474 995 to arrange a private inspection and experience the tranquility and beauty of this country retreat for yourself.