



## 221 Rolling Ridges Road Timaru

### A Versatile Productive Holding - 239 Ha.

Bentley Downs is a well-known and sought after property, which is well located, with productive soils covering rolling and flat contours. A large array of shedding and a well sited spacious home compliment this significant holding. Good lanes and fenced subdivision help make this property easy to manage.

Currently running sheep and cattle with some cereal cropping. This is a versatile property which is capable of accommodating a number of farming options.

If you are looking for a quality property that is capable of rewarding your efforts you should look to view "Bentley Downs."

Area: 239.35ha

**FOR SALE**

Sold

**VIEW**

[ljhooker.co.nz/K4WGTA](https://www.ljhooker.co.nz/K4WGTA)

**CONTACT**

**Murray Groundwater** 027 223 8185

**LJ HOOKER TIMARU**

(03) 688 3029

RV \$5,520,000.

Deadline Closes Wednesday 22nd of March at 2pm (unless sold prior).

## More About this Property

<b>PROPERTY ID</b>	K4WGTA
<b>PROPERTY TYPE</b>	Rural
<b>HOMESTEAD</b>	1950's Brick house in good condition with four bedrooms, two bathrooms (2 toilets, 1 separate) and single garage. Log burner/nightstore, wooden floors (rimu), electric hot water.
<b>OTHER IMPROVEMENTS</b>	1x4 bay double garage grainery. 1x2 bay dryer shed. 1x4 bay implement shed. 3 silos. 2 Stnd wool shed plus covered yard 4 bay with
<b>AGRICULTURAL TYPES</b>	Fattening
<b>LIVESTOCK FOR SALE</b>	Yes
<b>AREA</b>	239.35 ha
<b>INCLUDING</b>	Gravel Driveway, Livestock for Sale, Phone, Power, School Bus

Licensed Real Estate Agents  
(REAA2008)



### LJ Hooker Timaru - Enting Real Estate Limited

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