

RASHEED'S RUN

52 Flinders Ranges Way
Wilpena Pound SA

November 2018



FOR SALE | By Private Treaty

CBRE

RASHEED'S RUN

Under instructions by Mr Keith Rasheed and Mrs Lynette Rasheed, CBRE has been appointed to offer for sale "Rasheed's Run". Comprising approximately 180 hectares of land, 30 kilometres north of Hawker and approximately 400 kilometres from Adelaide.

Rasheed's Run is currently operated as a lifestyle property with excellent potential to commercialise for tourism utilising the accommodation facilities and proximity to Flinders Ranges attractions.

In the heart of The South Australian Flinders Ranges, Rasheed's Run originally formed a part of Arkaba Station with views to world renown Wilpena Pound, Elder Range and Chace Range. The property features a flourishing landscape of native flora and fauna and roaming wildlife.



PROPERTY INFORMATION

- ◆ Perpetual Crown Lease with land area of 180 hectares (No. 30794).
- ◆ Main Homestead constructed in 2009, all insulated with split system ducted air conditioning, includes modern three bedrooms in traditional outback style with 360 degree views of the extraordinary landscape.
- ◆ The second Colorbond accommodation, referred to as "The Shed" comprises two separate living quarters, one containing a private bathroom and kitchenette. Both quarters are spacious, insulated and have split system air conditioning.
- ◆ Separate laundry complex with toilet and shower block.
- ◆ Airstrip (sealed) available at Hawker (30 kms) and Rawnsley Park (5kms) (gravel strip).
- ◆ Bitumen roads from Adelaide allowing an easy weekend getaway. High quality gravel roadway surface to homestead.
- ◆ Services include mains power supplied by SWER Line, satellite television, mobile phone reception and roadside mail delivery, 5 KW solar power, standby 11 KW generator, waste system and septic tank. Accessibility for NBN connection.
- ◆ Water supply includes 100,000 litre rainwater storage and windmill equipped bore.





For further information please contact:

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*Note – all property areas, figures, and calculations throughout this Information Memorandum are approximate in nature and are based upon figures obtained from external sources which have been relied upon without verification by the vendor or by CBRE or any of their respective officers, employees or consultants. A recipient of this Information Memorandum should undertake their own due diligence investigations to obtain exact figures in relation to this property.