



**Archie Norval**  
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Land Size (Ha) 2,247  
Floor Size (m<sup>2</sup>) 1,000  
Security No  
3 Phase Power No

Pool Maybe



**R24,500,000**

**Monthly Bond Repayment** R237,959.03  
Calculated over 10 years at 11.25% with no deposit.

**QUEENSTOWN / ALIWAL NORTH: Exciting Farming Enterprise**

This strategically located cattle and sheep farm is situated approximately 3 km from the N6, ideally positioned halfway between Queenstown and Aliwal North.

Spanning 2,247 hectares, the farm features around 95 veld camps and 30 land camps, many of which boast Lucerne cultivation and have reliable water access.

The farm's carrying capacity is estimated at 4:1 LSU.

Water is sourced from three boreholes equipped with solar power, alongside two additional solar pumps that elevate water to the higher areas.

The property includes valuable vlei areas, particularly beneficial during the spring and drier seasons.

Facilities include an impressive shearing shed, three open garages, a smaller storage shed, and accommodation for five farmworkers.

The main residence comprises three bedrooms, two of which have en-suite bathrooms. A secondary cottage features two en-suite bedrooms, and there are also two en-suite guest rooms nearby.

Wildlife enthusiasts will appreciate the variety of game on the property, including Grey Blesbuck, Mountain Reedbuck, Steenbuck, and waterhog, while the vlei supports a diverse range of waterfowl.

Few farms can rival the serenity and stunning landscapes that this extraordinary property offers!

This unique opportunity is available for R24,500,000.00, excluding VAT at 0% as a going concern.

