

'Willochra' Willochra Road, Wilmington







Quality Irrigation Opportunity

Wardle Co Rural is proud to present 'Willochra', a quality irrigation and mixed farming opportunity located in the Wilmington district of South Australia's Mid North.

Ideally situated 13 kilometres* east of Wilmington on Amyton Road, 'Willochra' comprises approximately 600 acres* of predominantly arable, flat and open farming country featuring productive red loam soils.

A standout feature of the property is its excellent underground water infrastructure, with two quality bores providing ample good quality water. One bore is equipped with a solar pump and the other with a diesel pump, providing a valuable water resource for agricultural production.

The property has previously been utilised for irrigated fodder and cereal production through two centre pivot irrigation systems. While the existing centre pivot infrastructure is no longer operational and requires replacement, the property presents an exciting opportunity for purchasers to re-establish irrigation infrastructure and capitalise on the productive soils and available water resources, subject to the necessary approvals and water entitlements.

Offering a manageable landholding with significant versatility, 'Willochra' is ideally suited to existing farming enterprises seeking to strengthen their fodder

600.00ac

Price	For Sale by Expression Of Interest
Property Type	Residential
Property ID	12731
Land Area	600.00 ac

Agent Details

James Wardle - 0407 362 105

Office Details

Crystal Brook
50 Bowman Street Crystal Brook, SA, 5523 Australia
08 8636 2351

production capabilities, improve feed security and reduce their reliance on seasonal rainfall.

Property Highlights

- Total land size: 600 acres | 242.8 hectares*
- Predominantly arable, flat and open farming country
- Productive red loam soils
- Two quality bores providing ample good quality water
- One solar-equipped bore and one diesel pump-equipped bore
- Previously utilised for irrigated fodder and cereal crop production
- Two former centre pivot irrigation sites, with replacement pivot infrastructure required
- Excellent opportunity to re-establish irrigation for fodder and cropping production
- Manageable-sized holding with excellent accessibility
- Ideal farm build-up opportunity for existing cropping and livestock enterprises

Agent's Comments

“‘Willochra’ presents a rare opportunity to secure a manageable-sized parcel of productive farming country with the added advantage of a substantial underground water resource.

The combination of quality red loam soils, flat open country and two established bores provides an excellent foundation for purchasers looking to re-establish irrigation and develop a reliable fodder production enterprise.

With increasing seasonal variability, the ability to produce feed outside the traditional growing season can be a significant advantage to existing livestock and mixed farming operations. ‘Willochra’ offers purchasers the opportunity to improve feed security, reduce their exposure to dry seasonal conditions and potentially produce fodder throughout the year, subject to water availability and irrigation development.

We see this property as particularly appealing to livestock producers seeking greater control over their feed requirements, or existing farming enterprises looking to diversify their production through irrigated cropping.

The opportunity to drought-proof an existing farming enterprise through the development of a reliable irrigated feed source is what makes ‘Willochra’ such an attractive proposition.

A quality parcel of land offering productive soils, valuable water infrastructure and genuine development potential.”

Sale Details:

For Sale By Expressions of Interest
Due 12pm Wednesday 2nd December 2026

Information Memorandum available upon request.

For further information or to arrange an inspection, please contact Wardle Co Rural.

RLA228106

*Denotes Approximate

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.