

Parlour Grasslands

A living treasure chest of more than 160 native plant species including the threatened Mauve Burr Daisy



The *Parlour Grasslands* is a living treasure chest.

This high conservation 48.5ha property is 35kms from Braidwood and 100kms southeast of Canberra.

Located in the Upper Shoalhaven River catchment it has both gentle slopes of Natural Temperate Grassland and secluded patches of Snow Gum Woodland.

What makes the property so special is the diversity of wildflowers on display each spring, and the fact that it is relatively free of weeds and exotic plants.

The Friends of Grasslands group have found more than an incredible 160 native plant species on these grasslands, including orchids and the threatened Mauve Burr Daisy.

You may discover even more if you buy and protect this important piece of natural heritage.

A walk through the property will help you to imagine what the valleys in the surrounding landscape may have once looked like. They have mostly been cleared and modified for intensive agriculture.

Now, you can only find such a diversity of ground cover plants at refuges like, *The Parlour Grasslands*.



FOR SALE
\$197,000

For further information contact:

Adam Dawson
Property Sales Manager
(02) 6626 0303
0448 801 391
adam@nct.org.au
www.nct.org.au

Parlour Grasslands



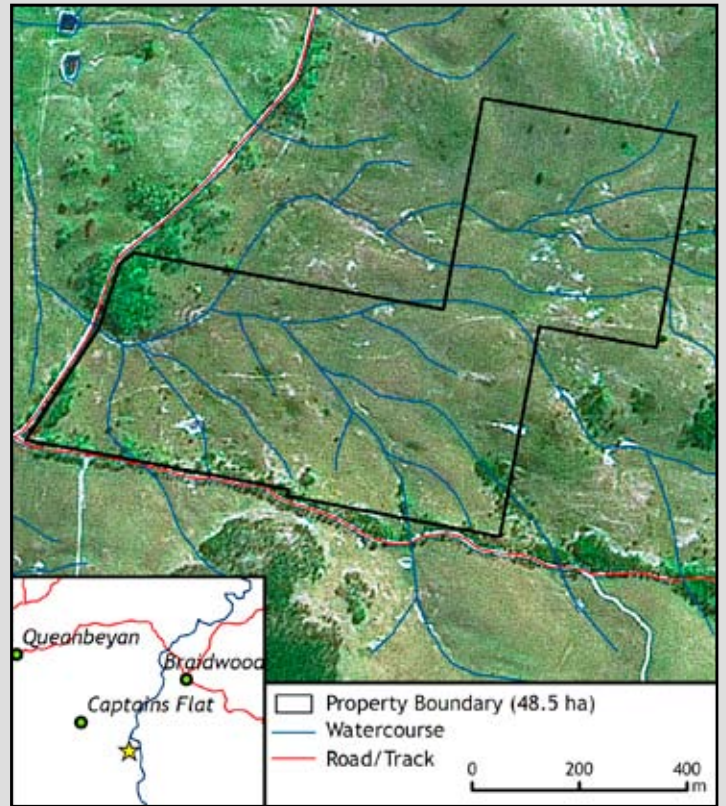
The Parlour Grasslands lies halfway between Canberra and the beaches of Batemans Bay – both less than one hour away. Cooma, the gateway town to the snowfields, is just over one hour to the south. This property is very close to the forests of Deua National Park.

There is provision for one dwelling and its associated outbuildings to be located on a suitable site within a 1ha envelope, to be excluded from the Conservation Area.

Other general features on *The Parlour Grasslands* are:

- Wooden post and rail entrance
- Two dams
- Intermittent creek
- Spectacular southern views

Periodic grazing will be an integral part of the management of this land.



As the new owner, you will protect this property's conservation values in perpetuity by signing a conservation agreement and managing the land in accordance with a detailed plan of management specific to this property.

As part of its ongoing stewardship program, the Nature Conservation Trust will support and empower you into the future by offering free advice and guidance, backed up by on-site visits from experienced natural resource managers.



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