## Murrabit & District Agricultural Prospectus agriculture - soils - irrigation - active community

Murrabit & District is located in the Loddon Murray region of Victoria within the Gannawarra Shire. A diverse agriculture area on the Murray River producing a diverse range of products - dairy, citrus, sheep, beef, rice, canola, wheat and more.

If you are looking for a new farming venture, consider Murrabit & District and it's natural assets and infrastructure for your agriculture investment.

Our Mediterranean climate with warm summers and drier winters is suitable for our soil types; predominately Myall Clay - suitable for perennial and annual pastures, summer fodder crops and cereals, soybeans and sunflowers.

Of particular interest is the Murray Clay soil close to the Murray River - these clays have a high reputation for their productive capacity when it comes to pastures, Lucerne, horticulture and citrus.

Part of the Torrumbarry Irrigation system of the Goulburn Murray Irrigation District, these lands are well serviced by the existing channel system. Farms in the area are changing their on-farm supply channels to underground piped systems.

Dairying remains an important local industry, on both sides of the Murray River with high level of productivity due to climate, reliable irrigation and access to supplementary feeds.

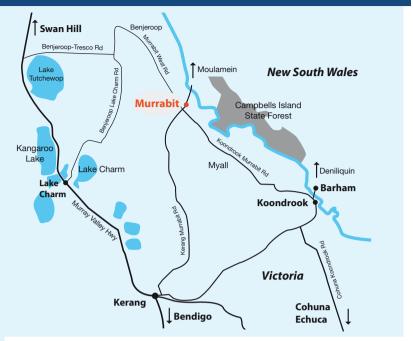
The area is well serviced by larger towns - Kerang and Swan Hill, both with train and bus services to Bendigo and Melbourne. The twin Murray River towns of Barham and Koondrook are nearby, along with Cohuna.

Murrabit is connected to all surrounding towns by sealed roads making it an attractive place to live and commute.

The area is a mixture of large broadacre farms as well as smaller holdings growing a range of commodities.

Of importance is the Murrabit Bridge over the Murray River, opening up a whole range of additional opportunities for wide-scale agriculture or lifestyle development.





#### Community Profile

**District Population** 330

**Median Age** 48

#### Weather

Mediterranean climate, warm summers and cool winters

#### Travelling Distance (Kms)

Swan Hill	69
Kerang	25
Echuca	113
Bendigo	154
Melbourne	306









# The Murrabit community is one of energy and activity

#### **Education**

Murrabit Group School is a rural primary school where children are provided with great opportunities to learn and develop, from Prep to Grade 6. The new school building boasts the latest technology and unique learning experiences.

There is a small children's centre at Murrabit. Family Day Care is provided weekdays catering for the childcare needs of young families. Murrabit Playgroup also meets weekly.

School buses connect to all education services with secondary aged students travelling primarily to Kerang Technical High School, Kerang Christian College or Barham High School. All offer Year 7 to 12 education.

#### Health

Quality health services are available in surrounding towns of Swan Hill, Kerang, Barham and Cohuna. Kerang District Health boasts a new hospital serviced by local doctors and visiting specialists. A large community health service, Northern District Community Health, also services the area providing allied health services and support. Dental care is available in Kerang, Swan Hill and Cohuna.

#### **Recreation and Sport**

Murrabit is on a quiet piece of the Murray River where boating and fishing are popular pastimes. The Murray region attracts large numbers of campers and visitors, particularly over the holiday periods and long weekends.

Football, netball and tennis are popular local sports with junior and senior levels catered for. There is also a golf club for a more relaxed approach to life!

An attractive landscape and friendly community makes Murrabit a very liveable lifestyle choice!

#### Community involvement and entertainment

When it comes to community groups, Murrabit has more than 20! There's a Lions Club, Senior Citizens, Fire Brigade, Men's Shed including a Community Garden, Uniting Church, and Book Club just to name a few.



#### **Murrabit Country Market**

Murrabit is well known for hosting the Murrabit Country Market - one of the largest and longest running open air markets in regional Victoria! Operating as a community enterprise since 1977, the market is a great place to do your monthly shopping - fruit and veg, honey, cheese, wine, soaps, tools, plants and garden supplies - there isn't much you can't get at the Murrabit Market!

#### **Shopping and Services**

Apart from the Murrabit Country Market, there is the Murrabit Store, Post Office and Tavern and Murrabit Trading Store for rural merchandise. Most trades are well catered for with electricians, plumbers, builders, excavator operators and steel manufacturing and engineering businesses.

Murrabit also has its own community gift shop and visitor information centre. It's open Wednesday and Fridays 10am to 4pm and 9am to 1pm Murrabit Market mornings.

### Need more information?

Murrabit is located in the Gannawarra Shire. Council's Economic Development unit would be keen to speak to prospective developers. Phone 5450 9333 or visit www.gsc.vic.gov.au.

The Murrabit website is a great place to find additional information on Murrabit & District: **www.murrabit.com.au** 

Or contact Murrabit Advancement Association, Ph **03 5457 2205** or email **murrabit1@bigpond.com** 

