



## EDEN ON THE RIVER (1392) PORT VILA - VANUATU ,

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'Yo Ku Farm' known as EDEN On The River

WOW, will be the first word out of your mouth.

This magnificent property is fully cleared, developed with pasture land, and fruit and forestry trees planted. There are 80 different varieties of tropical fruit trees on the property and the two hectares of landscaped gardens has one of the largest collection of plants and palms to be found in Vanuatu.

There is over 500 forestry trees with the initial planting of whitewood nearing harvest. Natapoa and Mahogany are the other two species planted.

This property has multiple revenue streams. It currently runs a commercial free range pig division with over 300 pigs as well as a hugely popular tourism business, EDEN On The River, focusing primarily on the ever growing cruise ship market. They also run small herds of sheep, goats, dairy cows and a flock of chickens.

Pre Tropical Cyclone Pam the property was also producing asparagus for sale.

The property borders the Rentaboa River which flows all year. Water supply to the property is currently sourced from the river but a new bore has just been drilled.

The property sale includes a main house (2 bed, 2 bath), container house used as separate guest accommodation, Nakamal, office/café and storage, workshop, staff accommodation and numerous farm buildings.

All this is accessed by tar sealed road to Port Vila, only 25min from CBD.

While the property is currently used for agriculture and tourism, it would be suitable to be used as a:

- Hobby Farm
- Boutique Resort
- Retirement Village/ Private Hospital Facility
- Additional Adventure and Eco Tourism
- Honey Production
- Other Agricultural Growing and Farming
- Sandalwood

NB: Animals and certain plants sold separately.

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**P.O.A.**

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