






## MUDGEE

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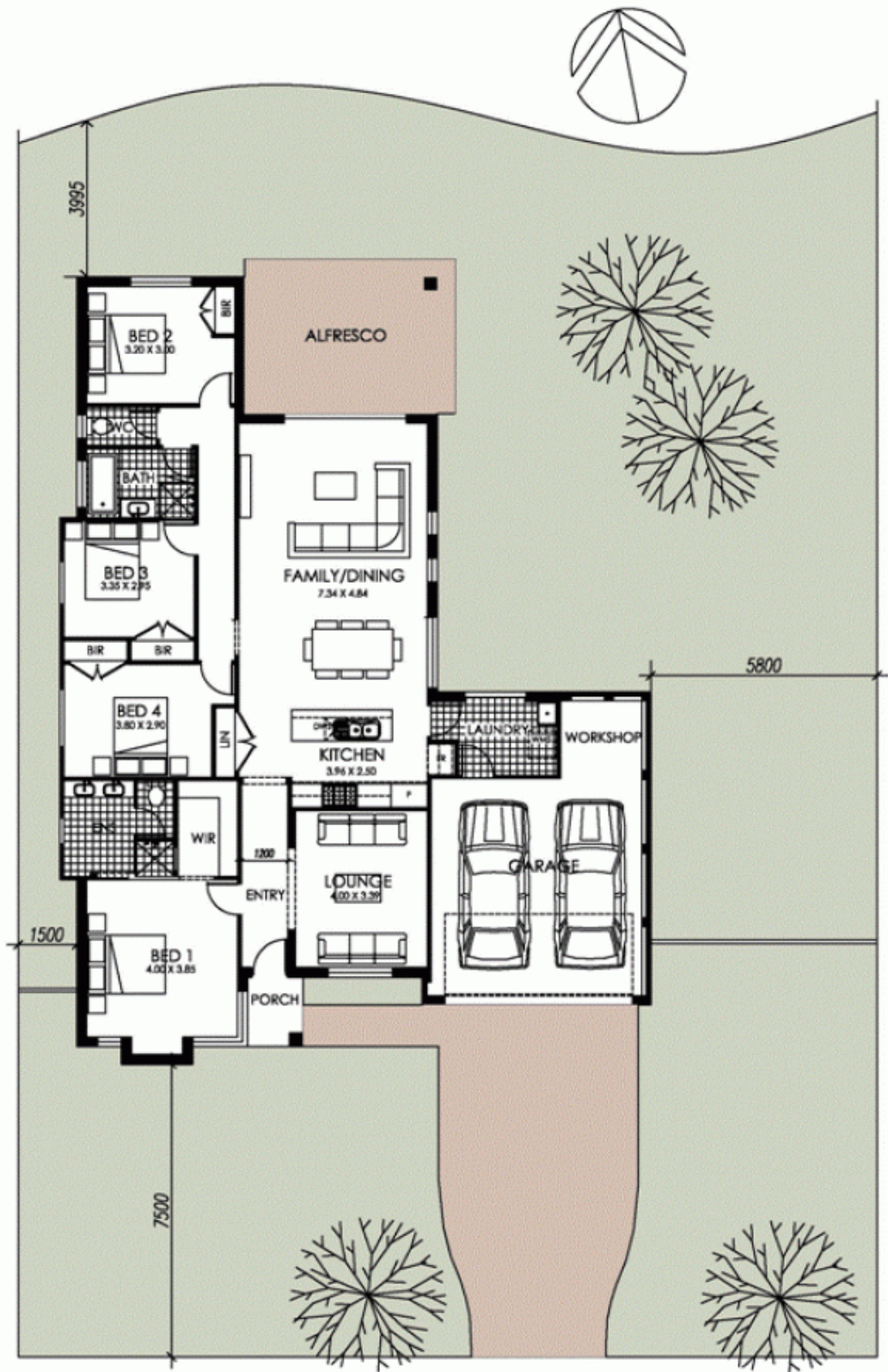
The Brookfield is where the extra-ordinary needs of a family are met and executed with finesse in a home that is no ordinary abode.

**Price** : \$ 465,000

**View** : <https://www.thepropertyshop.com.au/sale/nsw/du-bbo-orana/mudgee/residential/house/5657757>

Upon entering you become immediately aware that your expectations are easily buoyed as the unity and utility of the design become apparent.

- . Alfresco entertaining area under main roof
- . Daikin air conditioning
- . Double garage with remote control
- . Quality ceramic tiling to wet areas, entry, kitchen and hallway
- . Stone bench top in kitchen
- . Carpet to remaining rooms
- . Down lights to living areas
- . Coloured concrete driveway
- . Monier concrete roof tiles
- . Basix- including wall & ceiling insulation, gas hot water system, sarking & 3A rated tap ware and toilets
- . Fencing to boundaries
- . Turf
- . 4 generous bedrooms all with built in wardrobes
- . Modern kitchen with island bench
- . European stainless steel appliances
- . Provision for dishwasher and microwave
- . Rainwater tank
- . Due for completion in May 2012



## BROOKFIELD SP

Living area	= 155.84m <sup>2</sup>
Garage	= 37.70m <sup>2</sup>
Porch	= 2.57m <sup>2</sup>
Alfresco Option	= 20.74m <sup>2</sup>
Total	= 216.85m <sup>2</sup>

4beds 2baths 2cars 23.3 Sqs

LOT 75 KELLETT DRIVE, MUDGEE