



## 643 Campbells Creek Road Mudgee NSW

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This brilliant property consists of 43.92 hectares or 108.4 acres approximately freehold land just 5km from the Historic village of Windeyer or 35 minutes south of Mudgee.

**Price** : \$ 270,000  
**Land Size** : 69.57 ha  
**View** : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/rural/5659219>

With Campbells Creek frontage and semi permanent to permanent watering holes "Pretoria" is the ideal small farm, recreation block or perfect for the prospector.

- 43.92 hectares or 108.4 acres approx.
- Campbells Creek frontage and swimming holes with fertile flats
- Power and phone connected to cottage
- Two bedroom cottage in original condition, kitchen, living, bed, bathroom facilities
- 3 bay machinery shed plus lock up garage/workshop bay
- level to slight undulating country - arable creek flats, timber and grazing
- Ideal recreation block, hunting, shooting, prospecting, motorbikes
- loads of wildlife from wild pigs, foxes, cats and rabbits

This property is located in the original locale of the



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