



345 Iron Barks Road Mudgee NSW

So rare is it to find a vacant 10.12HA (25Acres) block nestled within a highly sought after established community, located 25 minutes north east of town this is a fantastic opportunity to create your dream home, weekender or get away from the hustle and bustle

- ? Permanent or recreational property with dwelling permissibly
- ? Power and phone line at front of block, mail and school bus route to front gate (limited mobile coverage)
- ? 10.12HA (25acres) of cleared grazing land
- ? Stock proof fencing with large 2meg dam
- ? Stunning rural views, level grazing country ideal for stock

? Short 25minutes north east of Mudgee - Handy to Ulan area

For more details or to arrange an inspection, contact Alyse Pilley on 0421 648 155

Price : \$ 165,000
Land Size : 10.12 ha
View : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/rural/5659323>



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