



### 3 Barigan Street Mudgee NSW

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Ideally located in beautiful South Mudgee this three bedroom two bathroom home focuses on space and comfort. Enjoy the lifestyle this popular established pocket of Mudgee offers.

- Master bedroom with walk through robe and good sized ensuite
- Additional bedrooms with built in robes and convenient office/nursery room off third bedroom
- Open plan kitchen with island bench and ample cupboard space
- Choice of two separate living areas
- Main bathroom features both a shower and bath
- Internal laundry with outside access
- Covered paved alfresco area overlooks established yard
- Double roller door open garage allows drive through access to yard

Move in and enjoy as is, secure quality tenants in a hot rental market or modestly renovate to value add - the choices are endless. Don't miss out on your opportunity to purchase this fantastic property.

**Price** : \$ 389,000  
**Land Size** : 819 sqm  
**View** : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/house/5659646>



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