






## 68 Perry Street Mudgee NSW

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Located in a quiet, established area, just a short walk from schools and the Mudgee CBD, this Californian Bungalow cottage offers character and charm balanced with modern conveniences making it a must to see.

- Two extra large bedrooms, made to feel even more spacious by high ceilings, typical of the home's era
- Further period features throughout including open fireplace, double hung sash windows, lead lighting and picture rails
- Kitchen including eat-in area has been kept simple yet effective
- Functional and recently renovated bathroom with frame-less walk-in shower
- Beautiful sun-drenched sitting area leading through French doors to the well sized yard
- Secure rear yard, established gardens and fruit trees (including figs, apricots, apples, plums, peaches and olives), completed with your very own chicken coop and water tanks
- Lock up garage with lane access, perfect for parking the cars or could even suit a home office or creative activities. There is also an additional large workshop/garden shed

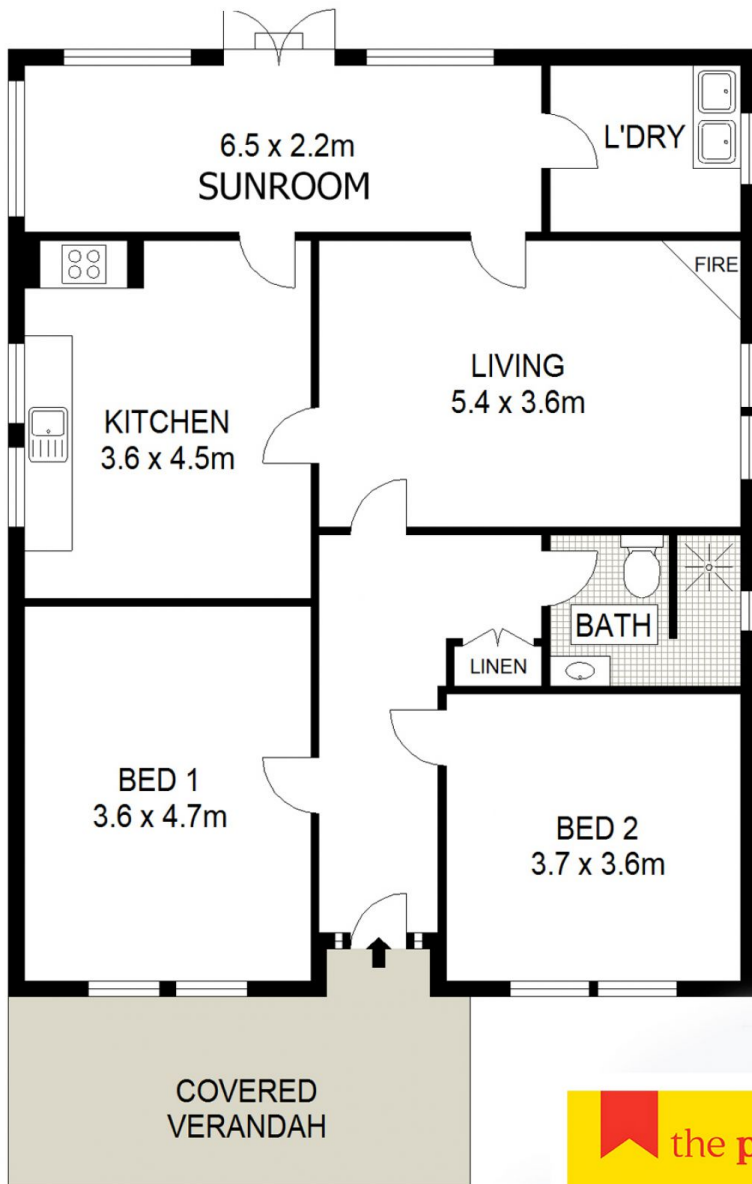
**Price** : \$ 475,000  
**Land Size** : 674.3 sqm  
**View** : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/house/5659802>



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68 PERRY STREET

MUDGEE



Floor plans and rooms sizes are indicative only