



20 Third Street Mudgee NSW

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Practical, conveniently placed and ready to add value to your portfolio is this charming entry-level property. Offering an updated and well laid out floorplan, downsize, invest or grow with confidence.

- Three well-sized, sunlit bedrooms
- Open plan living and dining with raked ceilings
- Recently updated and well-appointed kitchen with plenty of storage
- Modern bathroom with separate toilet
- Outdoor deck and concreted patio area, the perfect spot for a BBQ
- Low-maintenance lawns and gardens, leaving more time to enjoy your weekends
- Located in a quiet street, just moments from our schools, cafes & shops
- Quality tenant in place until December 2022 with potential market rent returns of approx \$450 per week

Price : \$ 450,000
Land Size : 433 sqm
View : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/house/7138013>

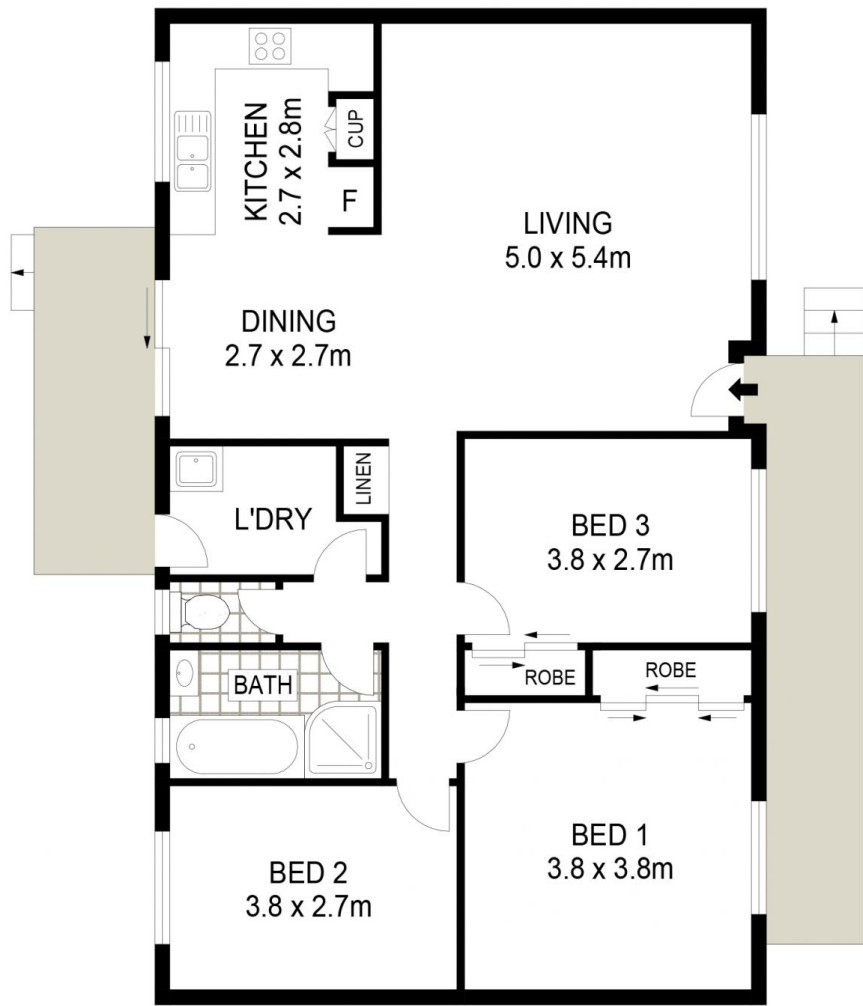


Sara Perry
02 6372 2222



Patrick Power
02 6372 2222

This property is ideal if you're looking to begin your property journey or invest further into our beautiful Mudgee Region. Please contact Sara Perry on 0400 859 593 or Patrick Power on 0455 721 304 at The Property Shop to



GROUND LEVEL

20 THIRD STREET

MUDGEES



Floor plans and rooms sizes are indicative only