



## 2/1324 Yarrabin Road Mudgee NSW

Situated on 285 stunning acres (115 ha) just 25 minutes from Mudgee, this rural lifestyle property is perfect for cattle, sheep, and everything in between. The property even has dwelling entitlement, making it ideal for building your dream home.

- Incredible house locations with stunning rural views.
- Dwelling entitlement (S.T.C.A) RU1 Zoning.
- "Dungarbin Gully" with a semi-permanent spring and watering holes.
- Perfect for motorbike riding, horse riding, and recreational activities.
- Run cattle or sheep or anything your heart desires.
- Adjoins Leaning Oak Creek.
- Ideal for a weekend getaway or permanent living.

Whether you're looking to embrace the tranquility of rural life or simply enjoy the serene beauty of Mudgee, this property is a must to inspect. Contact David Goldring on 0426 251 981 or Jessika Weatherall on 0488 386 493 to arrange your private inspection.

**Price** : GUIDE \$695,000  
**Land Size** : 115 ha  
**View** : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/rural/8078110>



**David Goldring**  
02 6372 2222



**Jessika Weatherall**  
02 6372 2222