



808 Henry Lawson Drive Mudgee NSW

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One of the first settlement properties in the Eurunderee area 'Homedale' is a much admired and lovingly restored federation home. Situated on 13.42hectares (33 acres) of gently undulating country just 9km from the Mudgee CBD.

Land Size : 13.42 ha
View : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/rural/5658085>

Approximately 1/3 of the property is deep red volcanic soil, there is abundant water and irrigation infrastructure is in place making it ideal for an intensive agricultural business.

- 3 bedrooms, formal sitting and dining rooms and casual living spaces
- Period features such as high pressed ceilings and 4 working fireplaces
- French doors open to wide shady verandahs
- Harmonious extensions with room for additional improvement
- Elevated position provides peaceful rural views across surrounding countryside
- Abundant water 2 licensed bores, 2 dams and 20000gal of rainwater storage
- Excellent improvements with new and original shedding and sheep yards
- Approximately 1.6ha of award winning Shiraz and 1ha of



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