



## Mudgee

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A wonderful semi-rural property located in the beautiful enclave of Mount Frome. One of Mudgee's most sought after and tightly held areas, right on the edge of town.

**Land Size** : 25.11 ha  
**View** : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/rural/5658294>

The property boasts breath taking views and has been uniquely built by the owners offering an enviable lifestyle on Mudgee's fringe.

Featuring a total land area of 25.11 HA (approx. 62 acres) the property has a six year old contemporary straw bale passive solar design house featuring the following:

- Three Large Bedrooms (main with ensuite)
- Two large living areas
- Carpet to all bedrooms, floating blackbutt timber floor over concrete slab
- Custom built blackbutt kitchen with dishwasher & microwave
- Feature brick fireplace with inbuilt slow combustion wood heater
- Massive 45sqm timber deck
- Only 9km from town on the Sydney side of Mudgee (tar sealed road from front gate)