



#### 4 Diana Drive Mudgee NSW

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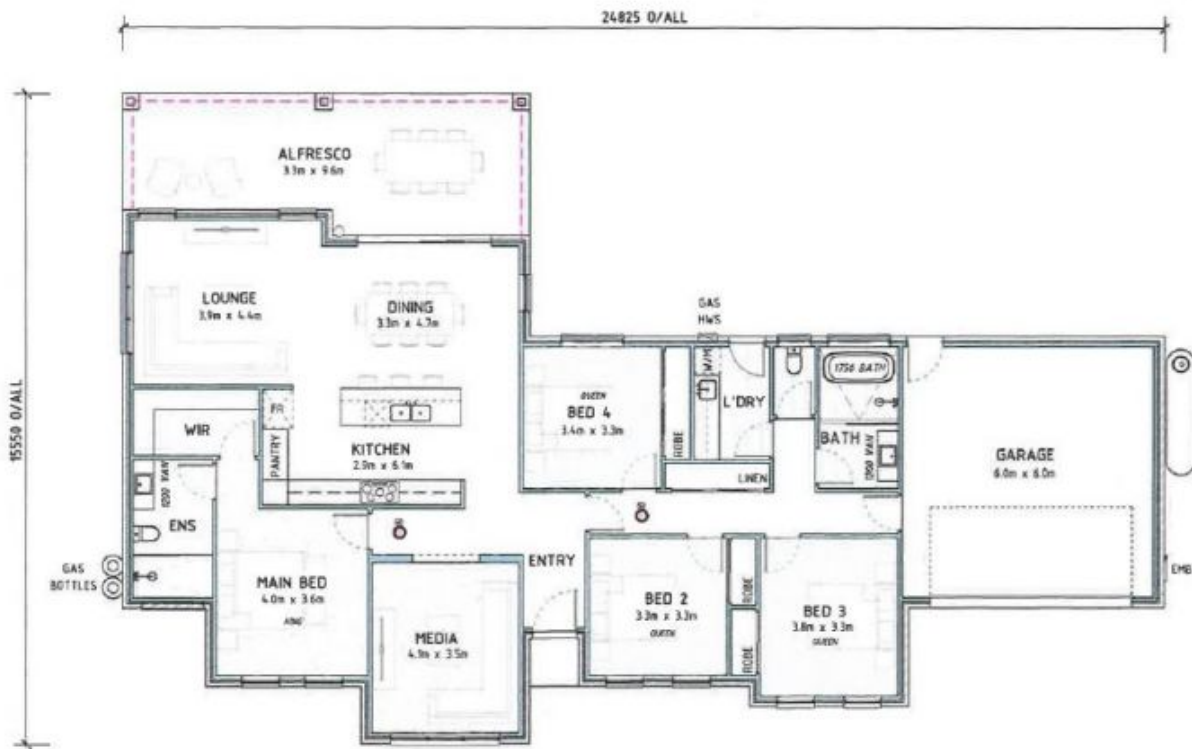
Showcasing a brand-new build in a desired, South Mudgee position. Designed to impress with enduring quality and design. This family friendly home is perfect for all the family, nestled on a large 2121sqm block

- Four spacious bedrooms with large built in wardrobes
- Master suite with huge walk through wardrobe and ensuite bathroom
- Stone bench tops, quality SMEG appliances, soft close cabinets and kitchen you'll enjoy cooking in with plenty of storage
- Entertainers delight with a large alfresco flowing from the open plan living and dining maximising natural light
- Space for the whole family with separate formal lounge room
- Additional features include; Climate control is well catered for with ducted reverse cycle air conditioning, large 2121sqm fully fenced yard, approval for 6x7m shed
- Double lock up garage with internal access and electronic roller door
- Highly desired South Mudgee Estate with planned school upgrade just down the road, this home is perfect for the entire family to live, laugh and grow

**Price** : \$ 640,000  
**Land Size** : 2121 sqm  
**View** : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/house/5659661>

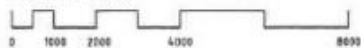


**Alyse Pilley**  
**02 6372 2222**



## 02 FLOOR LAYOUT

SCALE: 1:100 (A3)



### FLOOR AREAS

LIVING	185 m <sup>2</sup>
ALFRESCO	30 m <sup>2</sup>
GARAGE	41 m <sup>2</sup>
PORCH	1 m <sup>2</sup>
TOTAL	256 m <sup>2</sup>