



### 37 Horatio Street Mudgee NSW

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Calling all astute buyers! Whether you would like to roll up your sleeves and improve on the already solid start given by this well built home or transform to any level.

- Zoned SP3 Tourist and suitable for home businesses with great exposure
- Large 1,112 sqm flat block with rear lane access
- Huge 2 bay shed with workshop
- 3 bedrooms, all with built-in wardrobes
- 4th bedroom or handy rumpus room
- New carpet throughout

Endless opportunities for someone who is willing to realize the potential of this property and it's location.

**Price** : \$ 380,000  
**Land Size** : 1112 sqm  
**View** : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/house/5659821>



**Sara Perry**  
02 6372 2222



**David Goldring**  
02 6372 2222