



721 Ulan Road Mudgee NSW

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An exceptional opportunity strategically situated just 7 kilometers from vibrant Mudgee. The perfect blend of rural serenity and urban convenience, build your dream home, create the perfect small farm or thriving agricultural venture within close proximity to Mudgee's amenities.

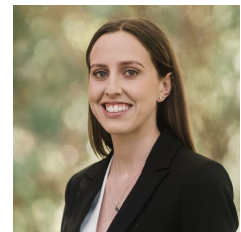
- Large master bedroom, located upstairs with toilet and vanity plus personal balcony overlooking stunning rural vistas
- Additional three bedrooms, one with toilet and walk in robe plus 5th bedroom/study
- Light filled open plan kitchen and dining area, ideal for the entertainer
- Kitchen offers double gas cooking and loads of storage
- Climate control is catered for with split A/C system and wood-fire heating
- Family bathroom with shower, bath, toilet and vanity
- Stunning In ground swimming pool plus cabana
- Expanding over 13.25ha or 32 acres approx. of flat countryside, divided into 4 main paddocks
- Water is highlighted with Pipeclay creek frontage, equipped bore plus 142,500L approx. fresh rainwater storage

Land Size : 13 ha

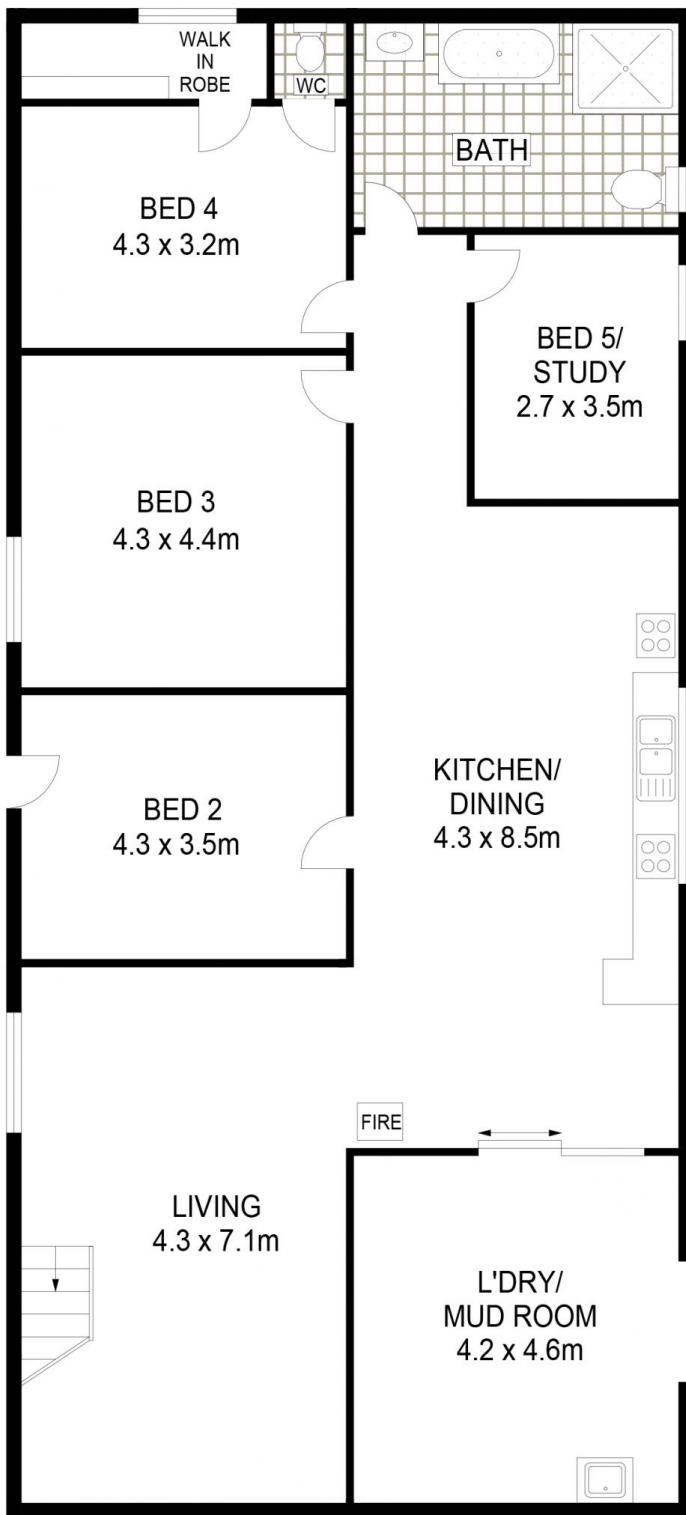
View : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/rural/7716605>



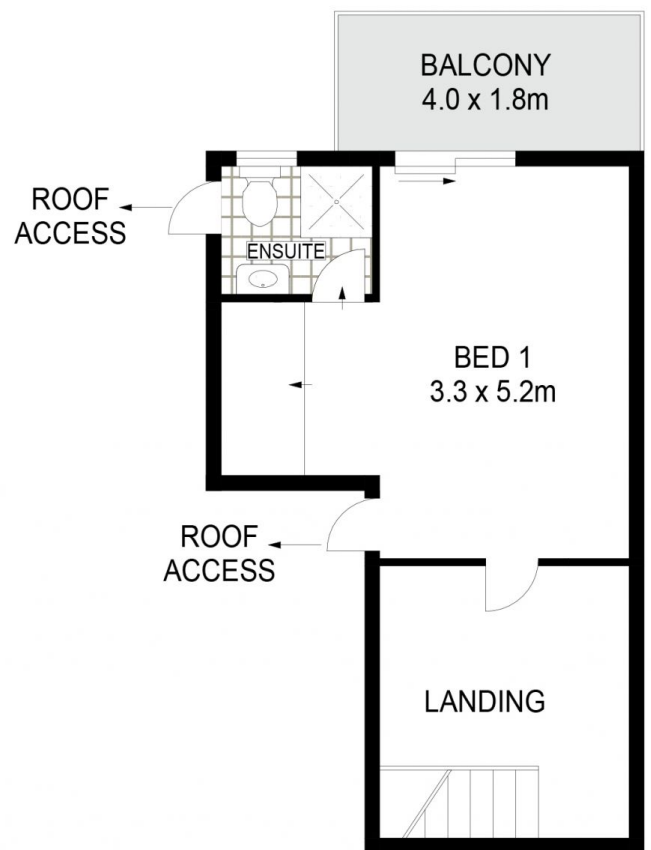
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LOWER LEVEL



UPPER LEVEL

721 ULAN ROAD

BUDGEE BUDGEE



Floor plans and rooms sizes are indicative only

