



### 18 Hone Creek Drive Mudgee NSW

Introducing a great opportunity to establish a property within the esteemed Caerleon Estate. Spanning 1,077m<sup>2</sup>, this well-positioned corner lot offers the perfect canvas for crafting a bespoke family home or a lucrative investment venture.

- Immediate building opportunity on a registered lot
- Elevated position with easterly views from the front
- 1077m<sup>2</sup> plot of level land with dual street frontages
- Surrounded by contemporary residences and new constructions
- Central location in the Caerleon Estate, Mudgee's master planned residential community. Future plans for Caerleon Estate include a childcare centre, shopping complex, and more

\* Agents interest noted on this property

For more information on this fantastic opportunity, please don't hesitate to give Sara Perry on 0400 859 593 or Olivia Dwyer on 0431 972 605 at The Property Shop a call today!

**Price** : GUIDE \$320,000 - \$350,000  
**Land Size** : 1077 sqm  
**View** : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/land/7777805>



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