



45 Lewis Street Mudgee NSW

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Nestled in an ideal location, this charming residence is just moments away from Mudgee's bustling CBD. Whether you're a first-time buyer, a savvy investor, or simply seeking to enjoy all that vibrant Mudgee has to offer, this property is a perfect fit for you!

- Three well appointed bedrooms
- Main bedroom with built in wardrobes
- Spacious family living area and adjacent dining space
- Updated modern kitchen with electric cooking and ample storage
- Climate control is catered for with a split air conditioning system
- Functional bathroom with all the essentials and separate W/C
- Single carport with drive through access
- Lock up shed with storage attached and additional garden shed
- Situated on 454sqm of low-maintenance land
- Rental estimate of \$530 - \$550 per week

For further information or to arrange an inspection contact Sara Perry 0400 859 593 or Olivia Dwyer 041 972 605 at

Land Size : 454 sqm

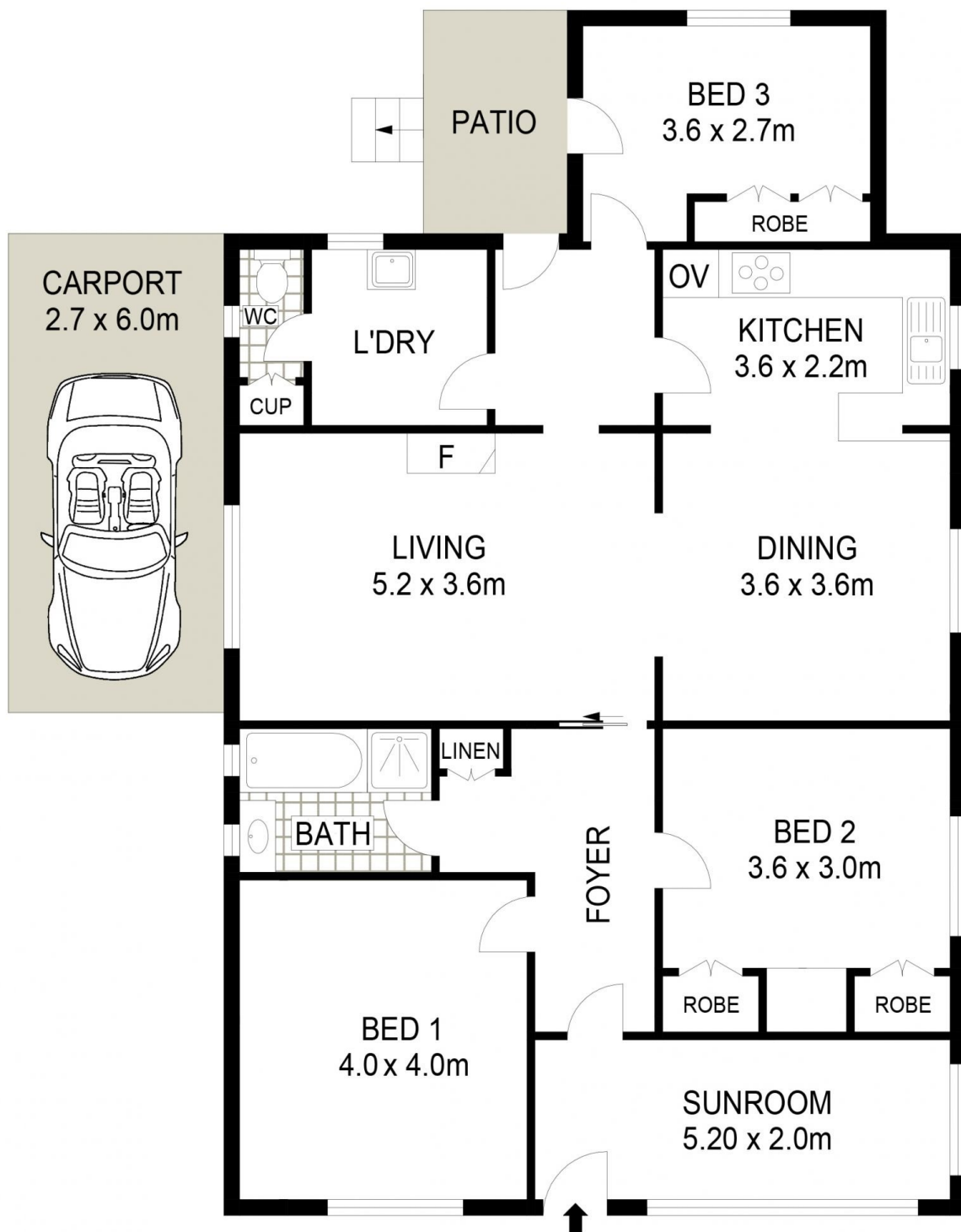
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MUDGEE



Floor plans and rooms sizes are indicative only