



170 Gladstone Street Mudgee NSW

3  1  1 

This expansive property presents an enticing opportunity for savvy investors and developers. Whether you're envisioning a stylish renovation to maximize its existing footprint or exploring the potential for subdivision or additional dwellings (STCA), the possibilities are endless.

- Centrally situated in Mudgee, offering convenience and accessibility.
- Kitchen featuring gas cooking and a dishwasher for convenience.
- Three bedrooms with built-in wardrobes providing ample storage space.
- Stay cool with ceiling fans and cozy up with gas heaters throughout the home.
- Massive 9m x7m shed with concrete floor and 5m approx pitch.
- Huge 1667m2 block perfect for expansion or redevelopment, maximizing the property's value (STCA).
- Fenced into two portions with your own private orchid with plenty of space for a veggie garden, chooks, pets or maybe even a sheep!

Embrace this opportunity and contact David Goldring on

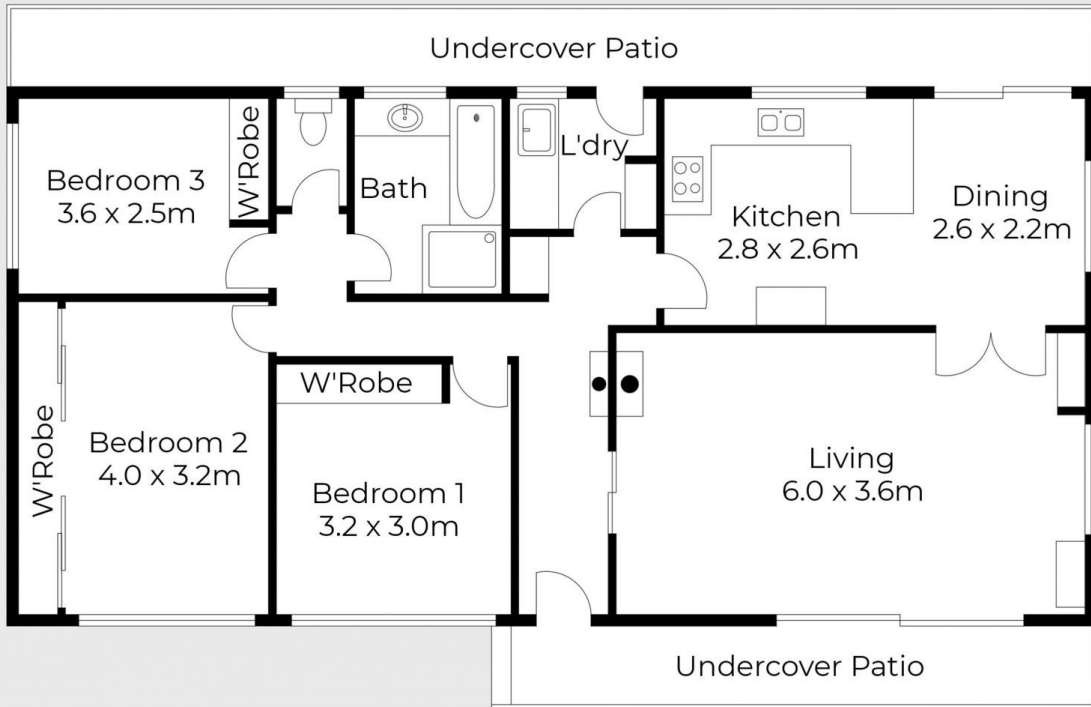
Price : GUIDE \$660,000-\$680,000
Land Size : 1667 sqm
View : <https://www.thepropertyshop.com.au/sale/nsw/dubbo-orana/mudgee/residential/house/7990784>



David Goldring
02 6372 2222



Jessika Weatherall
02 6372 2222



Floor plans and site plans are for illustrative purposes only. They are not part of any legal document or title and are subject to errors, omission, and inaccuracies. Whilst every attempt has been made to ensure the accuracy of this plan, measurements of doors, windows, rooms, cupboards etc are approximate only.

APPROXIMATE AREA
 LIVING AREA : 91 m²
 TOTAL AREA : 113 m²



Disclaimer: Maps, plans and images are for general and illustrative purposes, are indicative only and are not to scale