

## Private Scenic Valley Setting

Price : SOLD

0 🏠 0 🚗 0 🚚

**Area & Tenure:**  
15.85 ha (Approx 40 acres)

**Situation:**  
2 ½ km from Peelwood. 3 hours to Sydney.

**Description:**  
Located in a private valley-like setting with sloping paddocks pastured with native grasses and lightly timbered. Watered by Peelwood creek and a dam. 13,600 litres rainwater tank at the homestead. Average annual rainfall of 700 mm. Fenced into 3 paddocks.

**Improvements:**  
Spacious 3 Br Homestead. Cement construction with iron roof. New carpet and lino throughout. Main bedroom has a walk-in robe. Second bedroom with built-in robe. Office, Lounge room, Dining room, Kitchen/Sunroom and walk-in pantry. Slow combustion heater. Bath/Toilet and separate shower. Laundry and Electric hot water. Set amongst an established garden.  
~ 3 Bay steel machinery shed with 2 sides enclosed (approx 9 x 9m)  
~ 2 stand woolshed in good condition. Steel clad and timber frame. Large wool handling area (9 x 18m). Power connected. Great shed for entertaining. Pressure pump in the shed.

**Features:**  
~ Private Scenic Valley Setting  
~ Peelwood Creek runs through the property  
~ Great recreational property suit Horse riding, Trail bikes, Walking, and Camping.  
~ Solid Spacious Home.  
~ Affordable Retreat from City Life.

This information has been obtained from our vendor(s). We make no representations to its accuracy. All computer images, maps and photographs are indicative only. We are merely passing the information on. Interested parties should make their own enquiries.

Representative

Property ID 458025

**Schute Bell  
Property**



**Sydney Office**  
Ph: (02) 9892 0700  
[www.schutebell.com.au](http://www.schutebell.com.au)

