



Stroud, NSW

3
BED

2
BATH

4
CAR

**Gloucester
Property**
SALES & RENTALS



THE ULTIMATE IN LIFESTYLE LIVING- 37 acs.

An outstanding lifestyle property with new steel fencing and cattle yards, well designed modern three bedroom double brick home with iron roof, presents an opportunity for the discerning buyer to live a country life style, with all improvements in great order.

The main features are: three bedroom home, modern kitchen and bathrooms, air-conditioning, wood fire and fan in living/ lounge/ kitchen area. Great entertainment room, with full size billiard table. Double lock-up garage with internal entry.

A fully enclosed 9x7x3 metre shed with cement floor, power and water, situated within easy walking distance of the house, ideal for the handyman. It has skylights, insulated roof with roller door access. Water supply and quantity is a feature of this property with approximately 67,500 litres of rain and spring fed water which supplies house, gardens, orchard and shed. This is topped off with approximately 800 metres of absolute river frontage to the Karuah River, with large swimming and fishing holes on the Western side of the property.

SOLD

Council Rates: \$1,981/year (approx)

Contact: Tricia Arndell
0409 644 404

Type: Rural

Sold Date: 12/05/2017

Land: 14.90 Hectares

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