

# 10 Berlang Forest Road, Majors Creek, NSW 2622



## House For Sale

Tuesday, 23 April 2024

10 Berlang Forest Road, Majors Creek, NSW 2622

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Area: 7689 m2**

**Type: House**



Ashley Williams

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**\$679,000**

This sweet home sits on 1.9 acres\* (8,005sqm\*) of land and provides manicured lawns, bushland, colourful floral gardens, and plenty of space. Located in the quiet country town of Majors Creek, only 17kms\* from historic Braidwood. Majors Creek offers buyers a true country town feeling with the amenities of Braidwood only a short drive away. THE HOUSE offers open plan living and kitchen with combustion fireplace and large tiles throughout, flowing out onto the covered verandah overlooking the block. There are three bedrooms all with built ins, two with carpet, main bathroom with shower and bathtub, separate toilet, and laundry. SHEDDING consists of a double garage with gravel floor and single carport next to the house. THE BLOCK is a generous 1.9 acres\* (8,005sqm\*) offering the perfect space to start your own garden/veggie patch or let the chickens graze freely. (\* = Approximately) MORE FACTS... POTENTIAL RENTAL RETURN - \$450pw \*ZONING - RU5 Village COUNCIL RATES - \$608.94pq \*POWER - Mains power WATER - 2x 23,000 litres and 1x 10,000 litres rainwater tanks SEPTIC - Envirocycle septic MOBILE - Telstra mobile reception INTERNET - Satellite NBN SCHOOL BUS: School bus pickup in Majors Creek WASTE - Bin Collection