

16 Trefusis, Mudgee, NSW 2850



House For Sale

Tuesday, 16 January 2024

16 Trefusis, Mudgee, NSW 2850

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 859 m2

Type: House



Andrew Blackman
0413488844



James Blackman
0429375875

PRICE GUIDE: \$590,000 - \$610,000

Set on a large 859.7m² block in a leafy established South Mudgee street, handy to the Golf Course and parkland, this completely original 1970's brick home is loaded with character and would make a fantastic renovation project. Offered for sale for the first time since new, there are 4 good sized bedrooms, a large lounge, very functional kitchen with pantry and meals area, good bathroom and laundry with second toilet. Reverse cycle split system air conditioners and ceiling fans are in 3 of the rooms and there's a back to grid solar power system and solar hot water to keep energy bills at bay. Outdoors there's a good sized lockup garage with attached carport, a sunny north facing covered deck and plenty of back yard space for kids, shedding or a pool. Perfectly livable for now, but loaded with potential, this well positioned and very solid home is guaranteed to provide at least another 45 years of happy comfortable living for another lucky family. To arrange a viewing call Andrew Blackman on 0413 488 844 or James Blackman on 0429 375 875. **DISCLAIMER:** The above information has been furnished to us by the Vendor. We have not verified whether or not that information is accurate and do not have any belief one way or another in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own enquiries in order to determine whether or not this information is in fact accurate.