

2 Urquharts Lane, Stroud, NSW 2425

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Acreage For Sale

Sunday, 12 November 2023

2 Urquharts Lane, Stroud, NSW 2425

Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 6952 m2

Type: Acreage



For Sale By Owner NSW
0483902965

\$950,000 - \$1,045,000

The Phone Code for this property is: 33177. Please quote this number when phoning or texting. Conveniently located in the Village of Stroud, this property has a lot to offer a family or someone seeking a small acreage. The house has been recently renovated and floors sanded. The 4 bedrooms are all a good size, plus a separate office captures the lovely morning sun. There is a huge main bathroom with laundry chute, and an ensuite off the 6mx4m master bedroom, as well as a 3rd toilet in the attached laundry. You are able to access the home via multiple exterior doors, most leading onto one of two verandahs. The fully fenced house yard features mature fruit trees and rose bushes, numerous other flowers and fenced vegetable garden with garden shed and water supply. Cubby house with attached sand pit and swing/monkey bars will keep the children happy. There are plenty of spaces to sit and enjoy the outside, or bbq on the large paved area between the house and the 4 bay American Barn (with lights and power). Horse facilities include 5 paddocks with stables and day yards, rubber lined holding yard, wash bay/tie up area, beautifully covered by a large shade tree, with exterior lighting. A secure feed/tack/tool shed (also with lights and power) sits beside the float port, and hay/machinery shed behind the chicken coop. Fences are a combination of post and rail, and some mesh. There is approximately 40,000l of tank water throughout the property, as well as being connected to town water and sewer. 5.5kw solar system, air conditioning, NBN connection and slow combustion fire in the lounge room. The kitchen features a 900mm electric oven with gas cooktop, solid timber benches and ample storage. The property is within easy walking distance to the township of Stroud, both primary and high school buses are right on your doorstep! The entry to the property is via a side lane, with a circular drive and ample off street, secure parking. The main street has recently been upgraded to kerb and gutter, and there is a 5 acre Crown Land block lot next door which may be available for additional grazing - this also means you won't be built out! Ready to enjoy some more space to call your own? Inspect now! Disclaimer: Whilst every care has been taken to verify the accuracy of the details in this advertisement, For Sale By Owner (forsalebyowner.com.au Pty Ltd) cannot guarantee its correctness. Prospective buyers or tenants need to take such action as is necessary, to satisfy themselves of any pertinent matters.