

**20 Nicholson Street, Mudgee, NSW 2850**



**Sold House**

Saturday, 17 February 2024

20 Nicholson Street, Mudgee, NSW 2850

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 1011 m2**

**Type: House**



Robbie Palmer  
0263723000

**\$750,000**

Centrally located close to schools, parks and amenities; this period style home has seamlessly fused the charm of yesteryear with the conveniences of modern living. Featuring a circa 1930's residence with a sympathetic, light-filled extension on a classic 1/4 acre block; the property offers flexibility and potential for an astute buyer. • Spacious front lounge with lovely open fireplace • Generously proportioned master bedroom opens out on to the eastern veranda • Two more bedrooms complete the sleeping accommodation • Additional sitting room with built-in library and fireplace • Open plan extension comprises of meals and family area with modern kitchen • High ornate ceilings and timber floorboards create a homely ambience • Lovely covered outdoor entertaining areas paved with Mudgee clay bricks • Great 1011m<sup>2</sup> block with plenty of room for shedding, a pool or a second dwelling (STCA) • Rear lane and side access for vehicles - Established shade trees and lawns • Great investment track record or simply a lovely place to live Call Robbie Palmer at First National Mudgee on 0418 639 093 for more information or to arrange your inspection. **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.