

21L Ten Mile Lane, Dubbo, NSW 2830

Sold Acreage

Friday, 29 December 2023

21L Ten Mile Lane, Dubbo, NSW 2830

Bedrooms: 3

Bathrooms: 1

Parkings: 6

Type: Acreage



Matthew Hansen
0268821166



Jared Hocking
0268821166

\$685,000

:: 20 minutes to Dubbo CBD :: 120,000L of water storage & three dams :: Scenic rural views / 360 degree verandah :: Workshop & machinery shed :: Modern kitchen and appliances :: Attend our upcoming open home Set on 90 acres and just under 20 kilometres from Dubbo, properties like this lifestyle opportunity are becoming harder and harder to find! Offering a well appointed 3 bedroom brick veneer home with high ceilings, ducted evaporative air conditioning, and a slow combustion wood fire, the open plan living and dining area complements the home with easy care flooring and a modern kitchen. There is plenty of bench space and a modern 90cm freestanding oven ready for those family get togethers and evening cook ups. The residence also offers scenic rural views every which way you turn, with a 360 degree wrap around verandah that extends right around the home, making for the perfect space to drink in the sights of the scenic rolling rural landscapes and Australian native bushland every single day. A well built 10.2m x 4.2m semi enclosed shed makes for perfect storage and a great workshop area, plus there is a handy 12m x 12m machinery storage shed. Along with 3 dams, there is good rainwater storage with 4 large rainwater tanks already in place totalling approximately 120,000L of storage, with plenty of room for more tanks if desired. A great location to let kids be kids and enjoy that rural lifestyle, so get in quick and register your interest with the rural and lifestyle sales team at Matt Hansen Real Estate today! Features: • Lifestyle property • Open plan living • Rainwater storage Land Size: • approx 36.72ha Rates: • approx \$1,664.44 pa General • Brick veneer • Iron roof • Large shed (10.2 x 4.2m) on concrete slab • Power to shed • Machinery shed (12 x 12m) • Pergola • Water tanks (1 x 10,000L, 1 x 22,500L, 1 x 50,000L, 1 x 40,000 approx) Comforts • Breezeair ducted evaporated cooling • Wood heater • Ceiling fan • Growatt Inverter 1.5kw solar panels • Vulcan 250L electric hot water system • Linen cupboard • Television aerial • Satellite dish Services • Bottled gas • NBN connected • Septic • Mail Kitchen (3.6 x 3m) • 2.7m ceiling height • Vinyl plank flooring • Laminate benchtops • Tiled splashback • 90cm Euromaid electric oven and gas cooktop • Dishwasher space • Stainless steel sink • Pantry • Breakfast bar Dining (3.1 x 2.8m) • 2.7m ceiling height • Vinyl plank flooring • Ducted evaporative cooling • Blinds • Access to verandah Lounge Room (7.2 x 4.2m) • 2.7m ceiling height • Vinyl plank flooring • Ducted evaporative cooling • Wood fire • Television point • Blinds Main Bedroom (3.8 x 3.6m) • Carpet • Ducted evaporative cooling • Built in robe • Blinds • Television point Bedroom 2 (3.7 x 3.3m) • Carpet • Ducted evaporative cooling • Built in robe • Blinds • Bedroom 3 (3.5 x 2.3m) • Carpet • Ducted evaporative cooling • Blinds Bathroom (3.4 x 2.6m) • 3 way • Shower • Separate toilet • Vanity • Exhaust fan • Heating lights • Wall tiling to ceiling Laundry (2.6 x 1.4m) • Laundry tub • Automatic taps • External access ** The enclosed information has been furnished to us by the property's owners. We have not verified whether or not that the information is accurate and do not have any belief one way or the other 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. **