

**3-5 Queen Street, Singleton, NSW 2330**



**House For Sale**

Wednesday, 15 May 2024

3-5 Queen Street, Singleton, NSW 2330

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Area: 4046 m2**

**Type: House**



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## Expressions of Interest

Are you searching for the perfect tree change in the Hunter Valley? Enjoy an acre of lovely flat land that is already divided across 2 titles!! This allows a rare opportunity to develop the 2nd lot, use it for yourself or sell it off. Space abounds to store your cars, caravans, bikes, trailers, etc. with a very generous side access, double carport + single garage, huge machinery shed and loads of flat land to add additional shedding.\* Homestead style 3-bedroom home with a lovely rural outlook\* Watch the world go by from the verandah that runs the length of the home\* Spacious open plan Kitchen and Dining, leading to your air-conditioned Loungeroom\* The large u-shaped Kitchen provides a generous amount of bench space & storage for the home cook, with a peaceful view to the expansive backyard\* Good sized Master bedroom with built-in robe, split-system air-conditioning and ceiling fan\* 2 additional bedrooms with robes\* 3-way bathroom with Bath, shower and separate toilet\* Large Laundry with storage and external access\* Town water plus multiple water tanks, solar water heater\* Generous side-access to double carport including a toilet and backing onto a single car garage\* Powered Machinery shed including a shipping container with a kitchenette and air-conditioner \* Avery cages

The town of Jerrys Plains is located both 30 minutes from Singleton & Muswellbrook in the Hunter Valley. Enjoy local facilities such as Jerrys Plains Tavern, Jerrys Plains Public School, Anglican church, BP petrol station & Hollydene Estate winery. A pretty rural town, it sits amongst fertile green river flats by the Hunter River. Jerrys Plains has many historic buildings including the Post Office Store built in 1881 by hand made bricks. The surrounding countryside is home to some substantial horse breeding properties.