

**317 Tintinhull Road, Tamworth, NSW 2340**



**House For Sale**

Friday, 24 May 2024

317 Tintinhull Road, Tamworth, NSW 2340

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Kristy Reid

0456785535

**\$760,000**

LAWD is proud to present 317 Tintinhull Road a four-bedroom home on Five\* acres nestled in the Tintinhull Valley surrounded by beautiful mountain views. Lovely level block set up for horses fenced into four paddocks all with water. Just 10\* kilometres to Tamworth on a sealed road with buses available from the front door daily. Key features of the property include;- Four-bedroom neat and tidy home- One-bathroom, two toilets, and a double-car garage with concrete floor- Lovely sundrenched front deck and a sizeable covered back deck suitable for large family gatherings- Modern kitchen with timber bench tops and doors finished in a beautiful blue colour- Vinyl plank timber flooring in the kitchen, dining and lounge- Three spacious bedrooms and an additional smaller bedroom off bedroom three - Renovated bathroom- Huge laundry- Ducted evaporative cooling throughout, reverse-cycle split system and a gas point in the lounge room- Large shed with a workshop, tack room and three stables- Solar Bore with a submersible pump that pumps to a header tank and then to all outside taps and troughs- 22,500\* litre freshwater tank - Fully fenced house yard- Easy-care gardens, plenty of mature trees including a lime and orange tree laden with fruit- Land size Five\* acres (2.02\* hectares)- Council rates \$1,000\* per annum\*Approximately