

533 Burrundulla Road, Mudgee, NSW 2850



Lifestyle For Sale

Tuesday, 23 January 2024

533 Burrundulla Road, Mudgee, NSW 2850

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 16 m2

Type: Lifestyle



Andrew Blackman

0413488844

AUCTION

Located only 5 km from Mudgee on the Sydney side of town, "Oakdene Lodge" is a highly productive 16.44Ha (39.5 Ac) farm with incredible improvements and one of the finest views over river-flats to Mount Frome that you will ever see! Originally developed as a dairy, and used for Lucerne production in recent times, the land is suitable for a wide range of agricultural pursuits. Watered via a dam, well with an electric pressure pump, a 100,000L tank plus underground storage at the house, along with underground mains and a 50 megalitre irrigation licence the possibilities are endless. Built in the 1980's there's a substantial double brick family home with 3 large bedrooms and 2 bathrooms on ground level plus another bedroom, living room and kitchenette in an upstairs loft. 3 Massive living areas provide plenty of space to spread out and there's a triple lockup garage and lovely north facing rear patio for you to enjoy the views. Other improvements include a 21m x 6m brick dairy building with concrete floor and power, a 25m x 12m open steel shed with concrete floor and cattle feeders plus a 16m x 16m aircraft hangar and airstrip. Ready for use as a serious farm but with a position and improvements just as easily utilised for lifestyle or tourism, the choice is yours! Going under the hammer in our Auction rooms at 11am on Saturday 24th February, you will need to act quickly. To arrange a viewing call Andrew Blackman on 0413 488 844. **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.