

# 70 Mudgee Street, South Bowenfels, NSW 2790

## Sold House

Wednesday, 27 March 2024

70 Mudgee Street, South Bowenfels, NSW 2790

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 4**

**Area: 1 m2**

**Type: House**



Kristie Trouchet-Nilsson

**\$880,000**

We are proud to bring to the market an exciting and rare opportunity to own a piece of living history. The Bowenfels National School Site is a heritage-listed former school and now residence, located at 70 Mudgee Street, South Bowenfels. Steeped in history it is important to get to know this fascinating property. Built between 1851 and 1853 by local people, the building contained three rooms originally, one the school room, the other two the living space for the teacher. In 1866 a new school room was built and the 1851 building became the school teachers residence. Forming important components of the historic Old Bowenfels Village, the buildings have strong associations with the local community with an honour roll of pupils who served in the First World War and connections with local historical figures. The two buildings are the earliest government school buildings remaining in recognisable form in NSW. The first building being the first government school established west of the Blue Mountains and are earliest type of any school remaining in the Bowenfels and Hartley areas. They are the only known group of school buildings erected under the Board of Education which controlled education in NSW from 1848 to 1866. They demonstrated the evolution of educational country school history spanning the period of over a century, from 1851 to 1969. Since then, the complex has been privately owned. Further property features include:

- 2 bedrooms, the second located on the 1st floor
- A study / office
- A kitchen with adjoining dining room with a Jetmaster fire set in an original fireplace
- A living room with an open fire place set in an exposed sandstone wall
- Family room with a wood heater, slate flooring and double doors opening out to a small deck
- Bathroom with shower, large antique clawfoot bathtub, pedestal vanity, storage and toilet
- Internal laundry with additional toilet
- Beautifully maintained established grounds. The garden includes trees, hedges, a pergola and lawn with paving and paths of old bricks, solid timber and sandstone benches, a bird bath and feeder and 2 small garden sheds and 2 archways.
- The remainder of the block is fenced off as a large paddock with a dam.
- Town water, 2 tanks and a well.
- Septic system
- The school house has power and offers many opportunities for its use
- All on a usable 1.22 hectare block.

Superbly located, tucked back off the highway, with easy access to Lithgow's vibrant township, the historic Hartley Village and direct carriageway to Bathurst and The Blue Mountains. Within just 2 hours of Sydney, this unique property makes for the perfect weekender, tree change or investment opportunity for boutique holiday accommodation. Don't miss your chance to make this stunning property your own. Contact us today (02) 6352 2442 to schedule a tour and experience this historic residence for yourself. Disclaimer: HR Realtors & Lifestyle Property Specialists believe that all information contained herein be true & correct to the best of our ability & in no way misleading; however, all interested parties are advised to carry out their own enquiries and relevant searches. The price of this property is listed in Australian Dollars (AUD) at the beginning of this description, and that should be used as a price guide for this property.