

73 Mitchell Road, Lake Albert, NSW 2650



Lifestyle For Sale

Saturday, 10 February 2024

73 Mitchell Road, Lake Albert, NSW 2650

Bedrooms: 5

Bathrooms: 2

Parkings: 8

Area: 3 m2

Type: Lifestyle



Geoff Palmer
0437892522



Cassie Sheahan
0409032712

Expressions of Interest - (Close 1st March)

Accommodating the family with a premium degree of comfort and privacy, this superb home reveals style and charm. Established within a 9* acre landholding, this unique property is located only minutes from the regional Airport and CBD of Wagga Wagga. The electric gated entrance guides you through a private tree lined facade to announce features that are all enveloped in sublime landscaping. The brick master built residence comprises 4 ample bedrooms, large ensuite and walk in robe to master, genuine office, modern kitchen with expansive living areas including private theatre room (5th bedroom*) plus rumpus. Alfresco areas, with outdoor kitchen & bbq entertaining area overlooking a salt water pool compliments the property. The property consists of superb equine facilities, featuring a 600m* trotting/exercise track, large stables, 6 separate day yards with internal laneway, undercover wash bays, & dedicated shedding with studio. Further highlights include a 4 bay shed, suited to small tractors, boats and equipment. Town water, ample rainwater storage, and extensive solar systems. This well presented private estate showcases what rural lifestyle truly represents.

THE OPPORTUNITY • 5 bed | 2 bath | 8 car - 3.73ha* (9.2* acres) • Private, electric gated entrance • Master built modern residence • Gourmet kitchen with all the sought after appliances • Generous bedrooms, ensuite, walk in robe to main • Genuine study, theatre room & rumpus • Multiple living areas, high ceilings • Ducted heating & cooling, wood fire, split system • Excellent storage throughout • Heated salt water swimming pool & entertaining areas & built in kitchen/bbq area • Established gardens, lawns and hedging for privacy • 4 bay shedding, double lock up garage and huge covered shed with studio • 7 stables, undercover wash bays • Town water, with additional 50,000L* of rain water storage, solar hot water, 19.8KW* solar panel system • Moments to schools and shopping centre

Expressions of Interest - Close 11:00am Friday 1st March
Geoff Palmer - 0437 892 522 | Cassie Sheahan - 0409 032 712
Ray White Rural - Wagga Wagga

Please note: * Approx and or subject to vendors contract of sale