

# 750 Old Hume Highway, Yerrinbool, NSW 2575

## House For Sale

Friday, 26 January 2024

750 Old Hume Highway, Yerrinbool, NSW 2575

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 2 m2

Type: House



Clayton Smith  
0459575988

## **Price Guide \$1,795,000 - \$1,895,000**

Discover the ideal rural lifestyle at this captivating 5 acre property. Boasting selectively cleared land and approved development for accommodating up to 4 trucks, it caters perfectly to those with machinery or storage requirements. The property features expansive machinery-style sheds and a generous hard stance area, providing ample space for on-site storage and parking. Animal enthusiasts will appreciate the included dog breeding facilities with numerous kennels. The residence comprises three spacious bedrooms, a comfortably sized lounge with a fireplace and the convenience of a dining and family area seamlessly connected to the kitchen, leading out to an entertaining area. In addition, a detached office area and studio provide extra space for work or relaxation. Outdoors, two generously sized paddocks offer versatility for a variety of rural activities. Conveniently located just 7 minutes from the freeway, this property provides easy access to neighbouring towns and Sydney. Only a 10 minute drive to Mittagong's cafes, schools and shops and within walking distance to the railway station, this centrally located property serves as a gateway to the Southern Highlands. Don't miss this rare opportunity to secure expansive acreage so close to modern conveniences. Contact Clayton Smith on 0459 575 988 [clayton@highlandsproperty.com.au](mailto:clayton@highlandsproperty.com.au) \*We have in preparing this information used our best endeavours to ensure that the information contained therein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Prospective purchasers should make their own inquiries to verify the information contained herein.