

**22 Market St, Mudgee, NSW, 2850**



**House For Sale**

Saturday, 5 October 2024

22 Market St, Mudgee, NSW, 2850

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**

## **Charming cottage in highly desirable location**

Given its bright and airy interiors, classic character and premier address just a short stroll from the centre of town, this freestanding cottage presents an outstanding lifestyle opportunity.

- Offering easy indoor/outdoor living in peace and privacy
- Open entertainers' stone kitchen features stainless gas cooktop
- Dining area off kitchen flows outdoors
- Three bedrooms with fans, built in storage
- Separate Lounge room set of entry hall
- Stylish family bathroom with bathtub – ensuite entry, additional wc
- Character finishes include High ceilings, timber floors, picture rails
- Reverse cycle Air conditioning plus wood fire
- Sunny north facing deck – private low maintenance yard
- Presented in great condition and ready to move straight into
- Easy access to cafes, schools, parks and just steps from the CBD
- Single lock up garage plus off street parking
- Investors - Suit holiday letting, projections available on request