

**3066 Great North Road, Wollombi, NSW, 2325**

**Land For Sale**

Friday, 30 August 2024



3066 Great North Road, Wollombi, NSW, 2325

Type: Land



Garry Musgrove  
0429663026



Kurt Musgrove  
0249988383

## **Pastured Acres Within Walking Distance to 'Historic Wollombi Village'**

Conveniently located in the beautiful 'Historic Wollombi' village, this 6-acre (2.49ha approx.) parcel of land consists of fertile arable acres adjoining the Wollombi Brook. The property has some fencing to the boundaries, although not fully stockproof, and has easy access from the tar sealed Great North Road.

The property is situated within 1km, easy walking distance, to the Wollombi Village where you will find a Tavern, multiple cafes & bars, a general store, cellar door and retail shops.

Ideal for a weekend hobby farm, suitable to run a few head of cattle, horses or grow some of your own fresh produce on the fertile sandy loam creek flats and setup a camp site, caravan or tiny home.

Please note the property is subject to flooding and has shed rights only.

For further details please contact Garry Musgrove M:0429 663 026 or Kurt Musgrove M:0497 281 475.

### **Disclaimer:**

All information contained herein is gathered from sources we deem reliable. However, we cannot guarantee its accuracy and act as a messenger only in passing on the details. Interested parties should rely on their own enquiries.

Property Code: 410