

42 Mabbotts Lane, Kentucky, NSW 2354

\$670,000

Lifestyle   



ATTRACTIVE SMALL ACREAGE IN A GREAT LOCATION

Situated approximately 6km. south of the village of Kentucky, this 51 acre block has lots of potential.

The older style weatherboard and Hardiplank two bedroom Settlers cottage has a sleep-out and a living room with slow combustion heating. The dining room adjoins the updated kitchen with a dishwasher and electric and slow combustion cooking, a pantry and storage areas. There is a partially renovated bathroom and internal laundry.

Included is a new four bay machinery shed and workshop with power and two 2,250 litre rainwater tanks, a packing shed, chook run, storage sheds, a cubby house and sheep yards plus two dams. A pump in the main dam supplies water to a tank providing garden water and three troughs.

There are three main paddocks plus holding paddocks and numerous fruit trees.

The property is situated on rich basalt soils with magnificent views and is centrally located between Walcha and Uralla with access to schools at Kentucky, Uralla and Armidale, making it an appealing option for families, hobby farmers or those looking for a peaceful country escape.

DISCLAIMER: "The above information has been supplied to us by the Vendor and other sources we believe to be reliable. We do not accept responsibility to any person for its accuracy and do no more than pass this information on when advertising the property. Interested parties should make and rely upon their own enquiries in order to determine whether or not this information is in fact accurate."

Open for Inspection

By Appointment.

Property Features

- Great Views
- Excellent water
- Good soils
- Private location

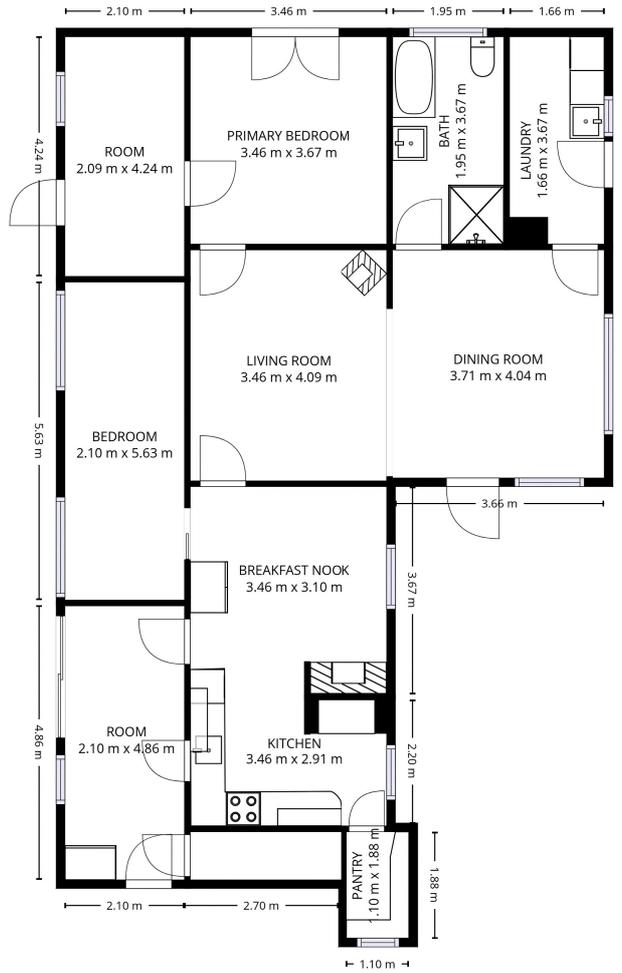
Listed By

Iain Mackintosh
Phone: (02) 6778 3066
Mobile: 0416 160 180

Leah Grainger
Phone: (02) 67783066



Floorplan



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SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.