




21L Ten Mile Lane, Dubbo, NSW 2830

Leased - \$640

Acreage 3  1  4 



## Your Own Private Slice of Rural Paradise Awaits - 90 Acr

Standing proud on a sprawling 90-acre parcel of land is this beautifully presented and contemporary family home. A wrap-around verandah is the perfect welcome to this delightful abode and provides a sheltered space to entertain guests or relax with your cup of tea any time of the day.

**Open for Inspection**

By Appointment.

There are three good-size bedrooms and a two-way bathroom while daily life is sure to revolve around the open-plan and light-filled living and dining space. You will love to gather with guests in front of the slow combustion wood heater on cosy winter nights plus any avid cook is sure to be drawn to the well-equipped and modern kitchen.

Here, sweeping benchtops and stainless steel appliances will make cooking a pleasure along with the breakfast bar seating, tiled backsplash and generous corner pantry.

Outside, there are multiple dams, great shedding and plenty of space to embark on your next farming venture. The kids will love to explore the sprawling countryside on motorbikes or horseback plus there's room to raise livestock or simply enjoy the peace and privacy of this remarkable rural property.

For absolute convenience, everything Dubbo has to offer is no more than 20 minutes from your front door. A quick drive will take you to shops and dining options while families will love living within easy reach of schools and a host of amenities. Dubbo train station is just 18 minutes away and you're close to Taronga Western Plains Zoo and the Dubbo City Regional Airport.

- Three bedrooms, one with a ceiling fan
- Two way bathroom
- Open plan living and dining room
- Slow combustion wood heater
- Ducted evaporative cooling
- Wrap around verandah
- High ceilings
- Ample shedding
- 40,000L + of rain water storage

### Listed By

Samuel Shooter

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