

Sold



69 Mullah St, Trangie



### "The Uitimate Entertainer! "Welcome To The Dropp Inn"

We offer for sale this beautifully presented 3 bedroom home situated on a 1012m<sup>2</sup> parcel of land only a short walk to schools, shops & town centre. At the entrance is a covered front verandah with stenciled concrete & pavers with room for seating to enjoy the sunrise. Main bedroom with built in robe & ceiling fan. 2nd bedroom with built in robe, 3rd bedroom with freestanding wardrobe. A cosy loungeroom with polished timber floors, sc woodfire & gas point. Breeze Air Ducted Evaporative cooling. Open plan dining and kitchen with electric stove and tiled floors including hallway. Spacious bathroom with shower & toilet, large laundry with built-in storage. Covered entertaining area with bistro blinds & concrete floor. outside 2nd toilet, established fruit trees, gardens & lawns leads to the rear covered area with BBQ, gas pizza oven, seating, stereo & speakers. Your own personal bar or man cave called the Dropp Inn is part of the package for entertaining friends which is part of an 8 x 7m workshop with concrete floor & power, attached 12 x 15m open bay covered shed with yard access. Rear lane access with 2 open gates in shed. Single carport with 3 x 2m storage room & extra 3x3m room with power and water used for home brewing. Roof mounted 4.5kw solar system to help keep power costs down. This is a rare opportunity to own a unique property for the investor it will easily rent for \$220-\$250 per week. Property management available with listing agent and tenants available ready to move in.

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<b>Price</b>	SOLD for \$225,000
<b>Property Type</b>	residential
<b>Property ID</b>	62
<b>Land Area</b>	1,012 m <sup>2</sup>

#### Agent Details

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#### Office Details

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WE ARE 100% COMMITTED TO COUNTRY NSW

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