

195 Menangle Road MENANGLE, NSW



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## Stunning Rural Views on 1265m2 Block

ACT VERY QUICKLY ON THIS LITTLE BEAUTY!!!

If you are looking for a great family home with nine foot ceilings, plenty of character perched on the high side of the street captivating lush green rural views second to none then this is the home for you. Take advantage of a very convenient location living so close to Macarthur Shopping centre and other facilities, but you will feel as though you're tucked away in a rural paradise surrounding.

- Comfortable 3 bedroom home with built-ins plus a potential fourth/teen age retreat
- Spacious kitchen with dish washer & open plan dining & formal lounge area
- Open fire place, Split air-conditioning, Solar hot water & gas heating
- Large bathroom, covered entertaining area plus two 9,000 litre water tanks
- Unlimited grey water supply from a well, garden shed plus outside toilet plus soak away septic system

Menangle has fast become one of the premium locations in the Wollondilly Shire. Loved for the relaxed, semi-rural lifestyle on offer and the friendly community based atmosphere, this is one of the major drawcards for the area with its superb access to both Sydney and Wollongong. Only a ten minute drive to Macarthur Square Shopping Centre and the Historic Township of Camden also the train station. You have the best of both worlds in Menangle, improve your lifestyle today!!

Disclaimer: Whilst every effort is taken to ensure accuracy of this listing, we accept no responsibility for errors or omissions. We encourage you to seek your own independent legal and / or financial advice prior to making any commitment or decision.



**Gerard Smith**