



109 Oxley Dr, Mittagong



## 'LINDEN LEA' .. A CLASSIC 1950 BUNGALOW

**ENJOYING A PRIME LOCATION, THIS PROPERTY OFFERS TREMENDOUS SCOPE TO ADD TO ITS EXISTING CHARM**

**IT SITS HIGH AND PROUD AND THE ORIGINAL CIRCULAR DRIVE IS AN INVITING ENTRY TO THE PARKLIKE GROUNDS WITH ESTABLISHED SPECIMEN TREES AND PLANTINGS**

**AVAILABLE FOR IMMEDIATE OCCUPATION**

**SET ON AN ESTABLISHED, CORNER ½ ACRE BLOCK ON THE SUNNY SIDE OF 'THE GIB'**

- \* Entrance from front verandah
- \* Sitting room with open fire in stone surround, timber mantle and a flue gas heater
- \* Large, sunny eat-in kitchen with Euromaid oven, gas cooktop, rangehood, dishwasher, pantry and garden vistas
- \* 9ft ceilings throughout
- \* Hardwood timber floors
- \* 2 double bedrooms with garden and Mt Alexandra views
- \* Bathroom with bath, shower, vanity, heated towel rail, tasteful lights & separate w.c.

🛏 2 🗺 1 🚗 1 🏠 2,000 m<sup>2</sup>

**Price** GUIDE \$1.35m  
**Property Type** Residential  
**Property ID** 259  
**Land Area** 2,000 m<sup>2</sup>

### Agent Details

Susie Embleton - 0488 568 688

### Office Details

Mittagong  
7 station street Mittagong NSW  
2575 Australia  
02 4872 1162



- \* Breezeway/outdoor entertaining area (between house & garage) with stone flagging
- \* Laundry at rear of garage
- \* Single garage & garden shed
- \* Zoning R2 Low Density
- \* Landsize: 2000m2

**SITUATED IN THE FOOTHILLS OF MT GIBRALTAR IN A SUNNY, PRIVATE LOCATION AND CLOSE TO TOWN, RAILWAY STATION AND ALL AMENITIES**

We accept no responsibility for misstatement, omission or error contained in this document. Interested parties should rely on their own enquiries

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.