



## 133 Coal Road Muswellbrook NSW

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This wonderful small acreage on the North side of town offers plenty of potential for further subdivision (STCA) or just a spot to live in peace & quiet. The house sits at the top of the hill taking in town and rural views with only 2 other homes in the unique location. The home currently offers 5 bedrooms, the main with ensuite, walk in robe and all with built in robes. The main bathroom has a shower, vanity and large corner bath overlooking the paddock beyond. The kitchen and dining room have a raked ceiling and feature glass paneling allowing plenty of light and unobstructed views. The kitchen is modern with wall oven, dishwasher and breakfast bar flowing through to the tiled family room. There is also a carpeted lounge room, again with a fantastic leafy outlook. The home has Ducted R/C A/C. A covered alfresco area off the back of the home flows to the inground pool, built in fire pit and established yard. There is plenty of space for the kids to play and

**Price** : \$1,050,000  
**Land Size** : 9542 sqm  
**View** : <https://www.jtsrealty.com.au/sale/nsw/hunter-valley-upper/muswellbrook/residential/acreagesemirural/7956915>



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