



5857 Illawarra Highway Avoca NSW

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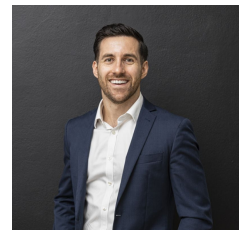
Escape to your own slice of rural paradise with this expansive 16-hectare property offering a quintessential country lifestyle. Ideally located close to Bowral & Moss Vale, this property presents a rare opportunity and offers the perfect blend of space, comfort and natural beauty.

Price : \$3,100,000 - \$3,300,000
Land Size : 16.2 ha
View : <https://www.mattblakproperty.com.au/80489>
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- Four bedroom single level home with spacious living areas
- Master bedroom features walk in wardrobe and ensuite
- Well-equipped kitchen with quality appliances & ample storage space
- Substantial 200sqm shed with 7m clearance
- Licensed bore and large tank for all water needs
- Electric gated entry, dam and tree-lined driveway
- Slow combustion wood fire & split system air conditioning
- Could support a number of farming options
- 12 minute drive to Moss Vale and 15 minute drive to



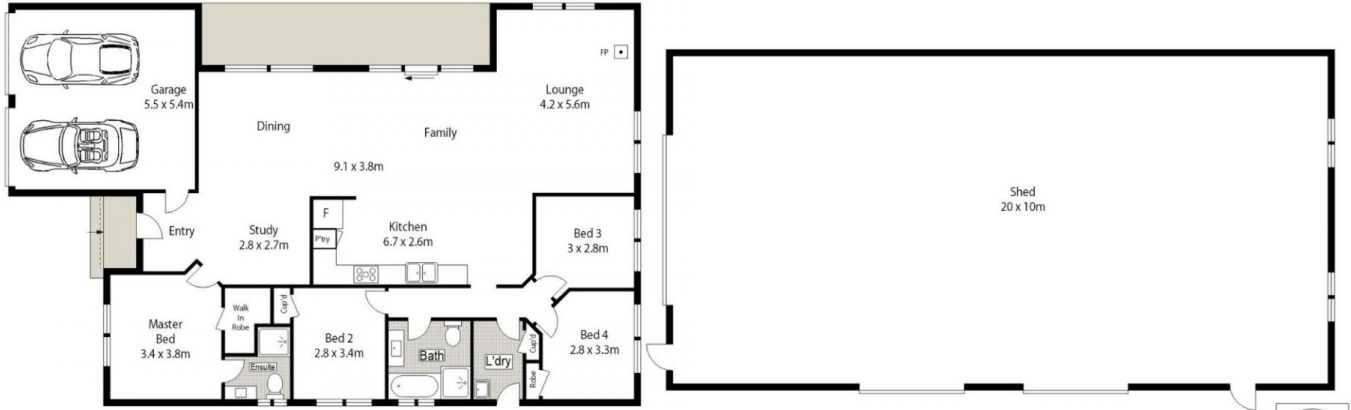
Cameron Mattison
9529 3433



Adam Sharp
9529 3433



SITE PLAN (NOT TO SCALE)



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

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