



## Lot 182 & 183 Fern Gully Road SINGLETON, NSW

### 32.13 Ha (79.3 Acres) ON TOWNS EDGE WITH DWELLING ENTITLEMENT

32.13 Ha (79.3 Acres) of undulating to hilly, timbered country on the edge of town. Enjoy a rural way of life within close proximity to town's conveniences. The vendors acknowledge the block needs work and will reflect that in their price expectations. Power and phone are on the neighbouring property and access can be obtained from either Fern Gully Road or Dyrring Road.

A rural holding with potential. Buy and hold as an astute investment or build your dream home enjoying a private lifestyle.

**Scott Bailey**

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