



96 Spences Road Wandella NSW

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Positioned high with views over the Wandella Valley this attractive lifestyle property affords its owner a move in ready opportunity to make the coastal tree change a reality. With a solid and well-built home, large shed and 10 acres of fully fenced land there is a lot to like. Features include;

- 3 good sized bedrooms with robes.
- A bright kitchen adjoining the living and dining rooms.
- Full length deck with outdoor entertaining area.
- Established and landscaped shouse yard.
- Wood heater to keep you warm all winter.

Outside the fully fenced land has been divided into 2 paddocks with a dam in each. Water is further secured by a bore which provides permanent provision and also 3 x

Type : Rural
Land Size : 3.9 ha
View : <https://www.butterfieldproperty.com.au/sale/nsw/far-south-coast/wandella/residential/rural/6250343>



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