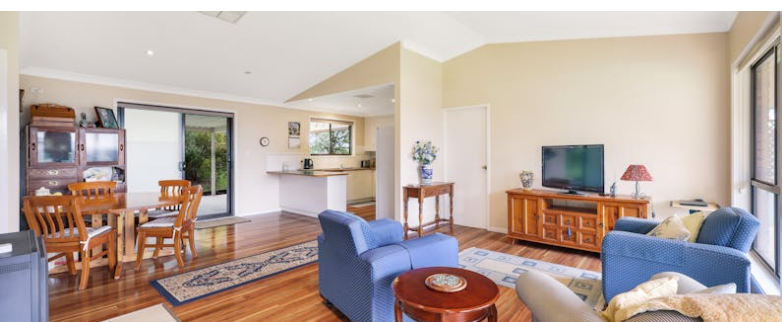




98 Tullamore Road, TAMWORTH, NSW 2340

PICTURE PERFECT SMALL ACREAGE

2.10 hectares, 5.19 acres

Set amongst the picturesque backdrop of the Peel Valley, 98 Tullamore Road offers a rare opportunity to secure a peaceful rural lifestyle property just minutes from the Tamworth CBD. Positioned on approximately 2.1 hectares or 5.19 acres, the property combines open space, privacy and established gardens in one of the district's most sought-after lifestyle locations.

The brick and tile residence features a well-designed open-plan layout with three spacious bedrooms, creating a comfortable home for families, downsizers or those seeking a rural escape. Perfectly positioned to capture the surrounding landscape, the home enjoys sweeping views across the Peel Valley, providing a spectacular outlook from sunrise to sunset. Designed for year-round comfort, the home is equipped with a wood fireplace for the cooler months, a wall-mounted split system air conditioner, and additional evaporative cooling for the warmer months.

Stepping outside, the property embraces its tranquil rural setting with established gardens and uninterrupted valley vistas. A three-bay Colourbond shed provides the ideal space for vehicles, machinery, a workshop or hobbies, while a separate garden

TYPE: Auction

INTERNET ID: L40103851

AUCTION DETAILS

6:00pm, Thursday
September 3rd, 2026

CONTACT DETAILS

**Elders Real Estate
Tamworth**

247 Peel Street
Tamworth, NSW
02 6766 1666

Riley Gibson
0417441688

shed offers practical storage for tools and equipment. The main shed also features the added convenience of three-phase power, making it ideal for welding, fabrication and a range of workshop applications.

The land comprises of three well-sized, undulating paddocks, fenced for livestock or simply providing plenty of space to enjoy. Complementing the property's practical appeal is an excellent water supply, with three 5,000 gallon rainwater tanks and connection to the Loomberah estate water scheme. Established trees, picturesque surrounds and a peaceful setting complete the lifestyle on offer.

Offering the perfect balance of country living and city convenience, 98 Tullamore Road presents an outstanding opportunity to secure your own piece of the sought-after Loomberah area. For more information or to arrange your inspection, contact Riley Gibson on 0417 441 688.

- Land Area 2.1 hectares
- Bedrooms: 3
- Bathrooms: 2

HOMESTEAD

Bedrooms	3
Bathrooms	2



