



### 3 Langford Drive Dubbo NSW

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Get ready to turn the page on the next chapter of this much-loved family home in one of South Dubbo's most popular tree-lined streets.

Close to river walks, cycling tracks, country views & parklands, the ideal location offers easy access to schools, Boundary Road & Tamworth Street shops, tavern, medical centres & sporting fields. Orana Mall and CBD amenities are only moments away.

The spacious two-storey property has multiple living & entertaining areas, inground saltwater pool, easy established gardens, 12 rainwater tanks, U-shaped driveway, large double auto garage with built-in storage & paved area perfect for caravan, boat or trailer parking.

[For full version visit the website](https://www.boberry.com.au)

**Type** : House  
**Price** : \$ 395,000  
**Land Size** : 814 sqm  
**View** : <https://www.boberry.com.au/sale/nsw/dubbo-orana/dubbo/residential/house/7374332>



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GROUND FLOOR PLAN



FIRST FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. Boxbrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

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