

18 Norlyn Avenue, Ballina, NSW 2478

Professionals

House For Sale

Friday, 3 November 2023

18 Norlyn Avenue, Ballina, NSW 2478

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 746 m2

Type: House



Barb Joblin
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Shae Reuss
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Auction

Located on a prime piece of Real Estate, this water front home sits on a large 746 sqm Medium Density block, with beautiful water views from both upstairs and downstairs. It has its very own boat ramp, jetty and boat shed together with a small sandy beach area. This property offers a unique opportunity to have your dream waterfront lifestyle in close proximity to Ballina's CBD! Offering large, light open plan dining and lounge area with beautiful water views and well equipped kitchen with ample bench space and storage. This area flows out to the expansive verandah, perfect for sipping morning coffee or unwinding with an afternoon drink while watching the pelicans and seagulls. Upstairs there are two large bedrooms with built-in wardrobes, the master features water views and a sliding door to the verandah, promising the best way to welcome the day. The spacious bathroom has a large shower a bath, and is complemented by a separate toilet. The lower level boasts a separate self-contained area, perfect for the in-laws or a teenager's retreat, with its own bedroom, lounge, kitchen and bathroom. The bedroom has a glass sliding door to the garden, inviting quiet moments of contemplation. If you enjoy entertaining, there is a large undercover area perfect for hosting BBQs or preparing the day's catch from your private boat ramp or sandy beach. Additional features include: * New outdoor toilet adjoining the boatshed* Spacious extra large laundry with ample storage, plus under-stair storage inside and outside* Freshly painted interiors* Low-maintenance, recently mulched gardens* Set on a level 746 sqm block with added 91.7 sqm for boat ramp* Air Conditioning* Tandem drive through garage and double carport* Internal access from the garage* The possibility of a dual income Don't let this unique opportunity pass, make this waterfront retreat your own! Move in and enjoy your new home today.