

**4 Prince Street, Ashby, NSW 2463**

**LJ Hooker MACLEAN**

**House For Sale**

Friday, 3 November 2023

4 Prince Street, Ashby, NSW 2463

**Bedrooms: 5**

**Bathrooms: 2**

**Area: 3035 m2**

**Type: House**



Grant Neilson  
0429664312

## **NEW PRICE \$870,000**

Elevated and tucked up in behind the majority of Ashby Village, on the corner of Prince Street and Donaldson Street lies a property that is supersized in every way. With verandahs all the way around the home this "Queenslander style" build makes the most of North Coast outdoor living. The commanding Clarence River view from the front verandah looks straight down the river to the east. The home itself is very substantial and has undergone some recent upgrades to the flooring and the kitchen. With the main part of the home upstairs incorporating 4 bedrooms and a huge living space, the new owner will be very comfortable. Downstairs there is a self-contained flat for those that need it or a perfect home office space if that suited better. A large garage and workshop space completes a very comfortable, practical home offering many options and flexibility of use. The spaciousness of the internal areas is mirrored externally with a big 3040m<sup>2</sup> (3/4 acre) corner block ensuring minimal neighbours and extra privacy. The beautifully landscaped grounds add to the allure and the elevation of the position ensures you are looking over the top of those in front of you. Vege gardens, fruit trees and mature ornamental gardens make for a very pleasant experience when in the garden. There is plenty of room and options for the shed of your choice as well. Located just 14 minutes drive (15km) to the riverside township of Maclean, 21 minutes drive (27km) to the beachside playground of Yamba and not much further to Iluka on the northern side of the Clarence Rivermouth which is 25 minutes drive (27km) away. If you are looking for a residence that is substantial and located in a peaceful village setting in the coastal hinterland of the Clarence Valley then 4 Prince Street, Ashby is worthy of your inspection. Call today.