

**43 Bione Avenue, Banora Point, NSW 2486**



**House For Sale**

Monday, 27 May 2024

43 Bione Avenue, Banora Point, NSW 2486

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 810 m2**

**Type: House**



Sophie Carter  
0412488313

**\$1,150,000**

Nestled atop the serene hillside of Banora Point, 43 Bione Avenue stands as a beacon of family living, with its ocean vistas stretching to the horizons of Kingscliff. This four-bedroom abode unfolds across a generous 810 sqm block, where space is in abundance. Intelligently designed for a large or extended family, this residence boasts three versatile living areas, ensuring personal retreat and communal gathering are catered for in equal measure. The heart of the home features a spacious living and meals area, complemented by a separate formal dining room – all basking in the natural light that floods through expansive windows. With its premium timber bench-top and convenient butler's pantry, the chef's kitchen stands ready for culinary adventures. Accommodation comprises four well-appointed bedrooms, all featuring built-in robes and ceiling fans for year-round comfort. The master suite is a private haven, with a walk-in robe, elegant en-suite, and an adjoining parents' retreat. The resort-style in-ground swimming pool invites relaxation against a backdrop of the endless ocean. Entertaining is a delight amidst the low-maintenance gardens, complete with a 5,000-litre water tank for eco-friendly upkeep. Additional features include a study nook, ducted and split system air conditioning, a multi-purpose rumpus room, and a secure double carport with gated entry. Located within easy reach of the Banora Shopping Village, local parks, and reputable schools, this property promises a lifestyle of ease and distinction. Only a short drive to the area's finest golf clubs, the Tweed River, and pristine beaches, and with swift access to the M1, Gold Coast Airport, Tweed Valley Hospital, and the cosmopolitan allure of Byron Bay and Brisbane, 43 Bione Avenue is your ticket to a life well-lived.\*\* The property is rented until February 2025, yielding a robust return of \$1350/wk. The tenants wish to continue their stay, making this an excellent investment opportunity.