

**98 Ashby Tullymorgan Road, Ashby, NSW 2463**



**Residential Land For Sale**

Monday, 20 November 2023

98 Ashby Tullymorgan Road, Ashby, NSW 2463

Area: 8 m2

Type: Residential Land



Darren Billett  
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**\$445,500 to \$490,000**

Title Just Registered !Set in the foothills of the Yamba hinterland this unique approx 20 acre (8.13 Ha) block offers a fantastic opportunity to live in a tranquil bush setting while still enjoying the coastal lifestyle. The block has an excellent level building area with a small orchard and lawns. This area is estimated to be over an acre in size, is accessed via a private driveway and opens to the lovely natural bush setting with mature trees and walking tracks. The property has a peaceful ambiance and is a haven for birds and wildlife. A seasonal creek flows through the property and there are some stunning views from the higher peaks. Town water and electricity are available, and the R5 Large Lot Residential zoning does provide the potential to further subdivide (subject to council approval). Located 25 minutes to Yamba & Iluka beaches and local National Parks, one hour to Ballina/Byron Airport and two hours to Gold Coast International Airport. This is an opportunity not to be missed, all enquiries welcome. **DISCLAIMER:** The information contained in the advertising of this property is based on information provided to the agents, and the vendor and agents expressly disclaim any liability arising therefrom. The accuracy of the information cannot be guaranteed, and prospective purchasers should make their own enquiries and form their own judgement as to these matters.