

## FOR SALE

### DELIGHTFUL HOME BY THE WATER

This immaculate one level house has the most delightful outlook to the waterway, teeming with abundant wildlife. Tucked away at the end of a cul-de-sac in a very quiet neighbourhood, this property backs on to the canal off North Creek . No flooding at all from recent events, so safe and with a very pretty backyard for the birdwatcher. Close to Aldi shopping centre and Ballina Fair with easy access to the Ballina Airport and a short drive to the beautiful beaches, waterways and golf courses makes for an Ideal location. The main bedroom has views to the water and backyard and there is a walk through robe and ensuite. Two other bedrooms with built ins, main bathroom and separate toilet . Spacious main lounge room with views out to the bush setting and private courtyard. Plus casual living or dining off the well appointed kitchen. There is a large screened-in entertaining area for relaxing with views to the water and plenty of space for having the family over . New carpets and freshly painted . Double remote garage and storage with internal access . Solar Electricity. Reverse cycle aircon and fans throughout. Garden Shed. Fenced yard and very low maintenance gardens . Great for down-sizers, first home buyers, singles . Very well presented and a must to inspect .

**3 BED | 2 BATH | 2 CAR**

**PRICE:**  
Contact Agent

**OPEN FOR INSPECTION:**  
N/A



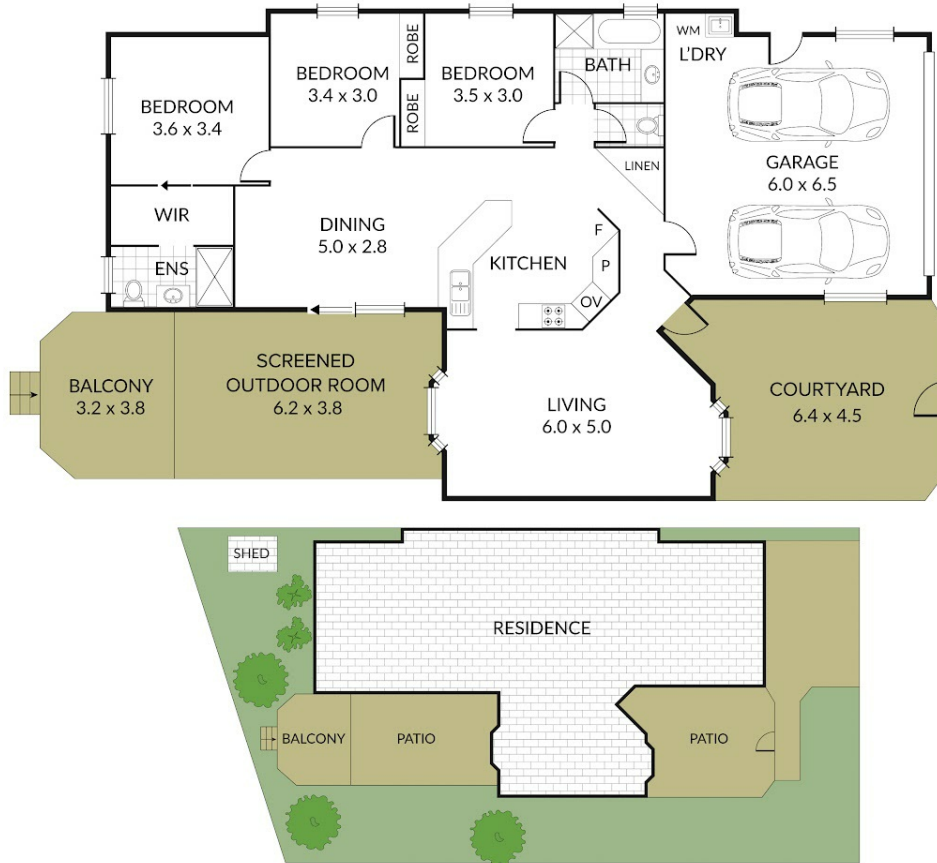
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Internal 164m<sup>2</sup> External 212m<sup>2</sup> Total 376m<sup>2</sup>

11 Bonito Place, **Ballina**



3 x 2 x 2 x



NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.