

51 Park Drive, Ashby Heights




Elevated Country Estate with Exceptional Presence

You arrive at Casa Del Rio and feel as though you have stepped into a private Mediterranean retreat. Elevated to capture expansive views across the ocean, Clarence River and broadwater, this Spanish-style villa is currently configured as a successful high-end holiday home, offering a rare blend of lifestyle, outlook and proven income appeal.

Set within the peaceful riverside community of Ashby, the home has been designed to celebrate its outlook. Arched features, textured finishes and warm materials create a timeless villa aesthetic, while generous glazing ensures the views are always front and centre. From sunrise to sunset, the ever-changing water vistas become part of everyday living and a standout feature for guests and owners alike.

Inside, you enjoy light-filled living spaces that flow effortlessly, creating a relaxed yet refined atmosphere. The layout works beautifully for holiday accommodation, with spaces that encourage connection while still allowing privacy. Entertaining feels natural here, whether it is long lunches with friends, relaxed evenings with guests or quiet moments taking in the view with a glass of wine.

The accommodation is generous and flexible, appealing to couples,

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FOR SALE
By Negotiation

VIEW
By Appointment

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 **LJ Hooker**

families and groups seeking a premium escape. Bedrooms are positioned to maximise comfort and separation, while shared spaces feel welcoming rather than formal. This thoughtful balance is a key reason the property performs so well as a high-end holiday home, attracting quality guests and repeat bookings.

Outdoor living is where Casa Del Rio truly shines. Multiple terraces and alfresco zones invite you to live outside, embracing the Spanish villa feel and the extraordinary setting. Morning coffee overlooking the river, afternoons watching boats glide across the broadwater and evenings as the sun drops into the ocean horizon all become part of the daily rhythm. These spaces are equally valued by holiday guests and owners, adding to the home's enduring appeal.

The location further enhances its versatility. Ashby offers a quiet, village-style lifestyle, while Maclean is only a short drive for schools, shopping and services. Yamba's beaches, cafes and coastal energy are easily accessible, making the home attractive to holidaymakers seeking peace without isolation.

Key features include:

Elevated position with sweeping ocean, river and broadwater views

Spanish villa-inspired architecture with timeless character

Currently operating as a successful high-end holiday home

Strong appeal to repeat and quality holiday guests

Light-filled interiors designed to capture the outlook

Multiple outdoor living areas ideal for entertaining and relaxation

Proximity to the Clarence River, Maclean and Yamba

What the owners love:

"The views never get old. Guests are always amazed by the outlook, and the villa style makes it feel like a true escape. It's been incredibly rewarding as a holiday home, and just as special when we stay ourselves."

Casa Del Rio presents a rare opportunity to secure a distinctive, view-driven property that combines lifestyle, architectural character and established holiday income. Whether you are seeking a premium investment, a private retreat or a future permanent residence, this is a property that delivers on every level.

You are encouraged to inspect to fully appreciate the views, atmosphere and unique offering on hand. Contact the selling agent today to arrange your private viewing and experience Casa Del Rio for yourself.

Disclaimer:

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MORE DETAILS

Property ID	H89FKW
Property Type	AcreageSemi-rural
Land Area	214 acre
Including	Study
	Ducted Cooling
	Ducted Heating
	Alarm
	Pool
	Fire Place
	Courtyard
	Balcony
	Deck
	Dishwasher
	Outdoor Entertaining
	Workshop
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Water Tank
	Liveability

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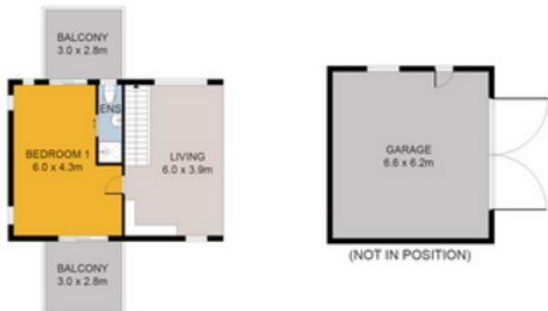
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SECOND LEVEL



LOWER LEVEL



GROUND LEVEL