




107 Swift Street, Ballina

Prime Opportunity Awaits

Set on a 727sqm block with medium density zoning, this versatile Ballina property offers outstanding potential. The home retains charming period features including hardwood floors, high ceilings and timber-panelled walls. A spacious backyard provides ample room to add an additional dwelling (STCA). Its central location ensures easy access to schools, Ballina CBD and the Richmond River.

- Generous 727sqm block with development potential in the heart of Ballina
- Three-bedroom cottage offering great scope to update or personalise
- Character features including high ceilings, timber floorboards and panelled walls throughout
- Updated kitchen along with a combined bathroom/laundry
- Covered entertaining patio overlooking the expansive backyard
- Side access to a single garage with plenty of off-street parking
- Medium density zoning presenting development opportunities (STCA)
- " Centrally located in Ballina, close to shopping centres
- " Near local schools, parks, Ballina CBD cafés and shops

3  1  1 

FOR SALE
\$820,000 - \$900,000

VIEW
By Appointment

AGENTS
Shae Reuss
0449022660
shae.reuss@ljhooker.com.au

AGENCY
LJ Hooker Ballina
(02) 6686 2711

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

MORE DETAILS

Property ID 1YPCF5A
Property Type House
Land Area 727 m2
Including Outdoor Entertaining
Floorboards
Built-in-Robes
Fully Fenced

Shae Reuss 0449022660

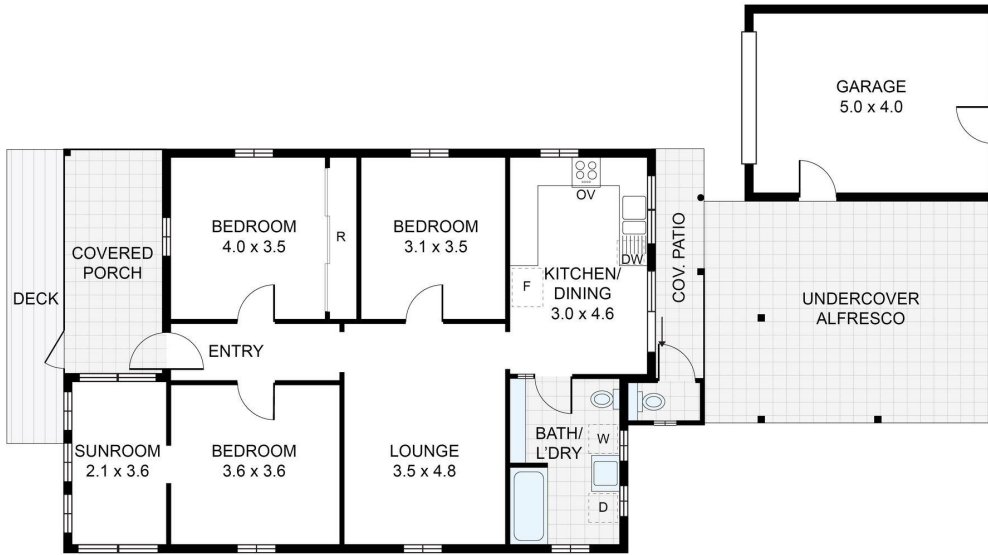
Sales Consultant | shae.reuss@ljhooker.com.au

LJ Hooker Ballina (02) 6686 2711

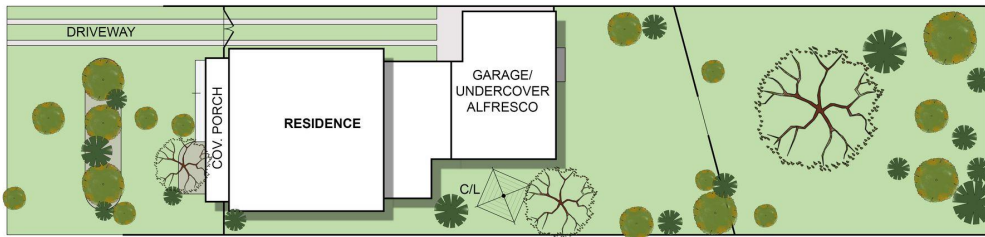
87 - 89 River Street, BALLINA NSW 2478
ballina.ljhooker.com.au | ballina@ljhooker.com.au



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RESIDENCE : 115m²
(INCLUDES GARAGE/WC)



SITE PLAN

107 Swift Street, Ballina

Floor Plan Disclaimer: Media Drive (MD) floor plans / site plans are intended as an approximate guide only. No representations or warranties of any nature are given or intended and any person using this information other than as a guide should always rely on their own enquiries. Media Drive property marketing services / 041 397 6564 / Photography, Floor plans, Video, Aerial photography / www.mediadrive.com.au



APPROXIMATE AREAS	
INTERNAL FLOOR SPACE	- 95m ²
EXTERNAL FLOOR SPACE	- 54m ²
GARAGE	- 20m ²

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