







3/22 Fox Street, Ballina

Immaculate townhouse in idyllic position

Positioned in a convenient Ballina location, this well-designed three-bedroom townhouse offers a practical layout across two levels, with plenty of space for comfortable everyday living. Featuring a combination of indoor and outdoor living areas, timber flooring upstairs and a double garage, the property presents an appealing option for those seeking a low-maintenance home.

The upper level is centred around an open-plan kitchen, dining and family area, with timber floors flowing throughout and direct access to the balcony. The kitchen offers ample bench and storage space, while the main bedroom is also located upstairs, complete with a walk-in robe and ensuite. Downstairs, two additional bedrooms are serviced by the main bathroom, alongside a separate living area providing flexibility for families, guests or a second sitting space.

Outside, the property features a covered patio and a private outdoor area, providing additional space to enjoy. A double lock-up garage, separate laundry and additional powder room complete the layout, making this a well-appointed townhouse with a practical use of space across both levels.

- Three bedrooms, including an upstairs master suite

3 2 2

FOR SALE
Contact Agent

VIEW
Sat 7th Nov @ 10:00AM - 10:30AM

AGENTS
Travers Golding
0481 257 710
travers.golding@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.

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- Main bedroom with walk-in robe and ensuite
- 2.5 bathrooms
- Open-plan kitchen, dining and family area
- Timber flooring throughout the upper level
- Separate downstairs living area
- Balcony adjoining the main living space
- Covered outdoor patio
- Double lock-up garage
- Separate laundry











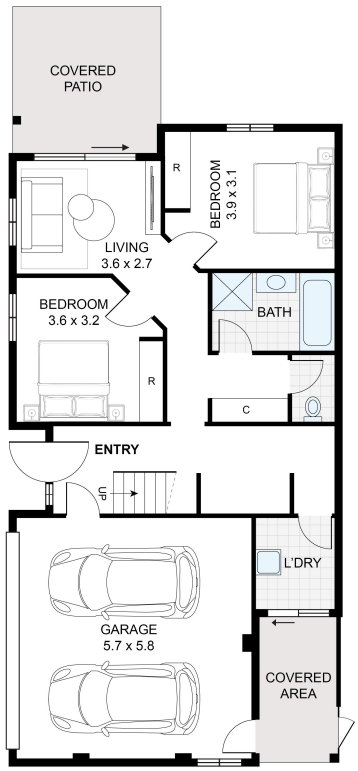
MORE DETAILS

Property ID	1Z65F5A
Property Type	Townhouse
Land Area	363 m2
Including	Ensuite
	Toilets (3)
	Courtyard
	Balcony
	Dishwasher
	Outdoor Entertaining
	Floorboards
	Built-in-Robes
	Fully Fenced

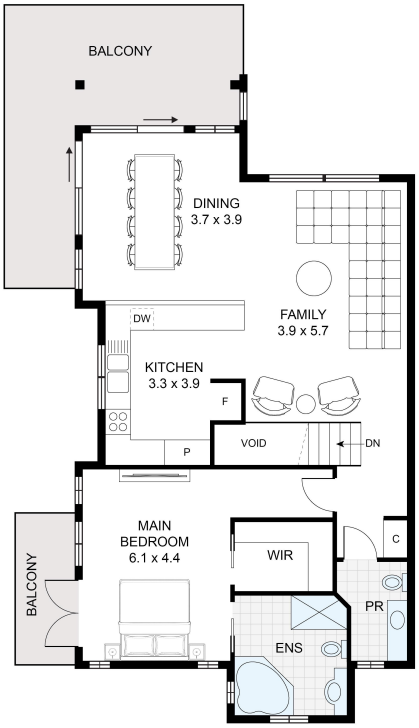
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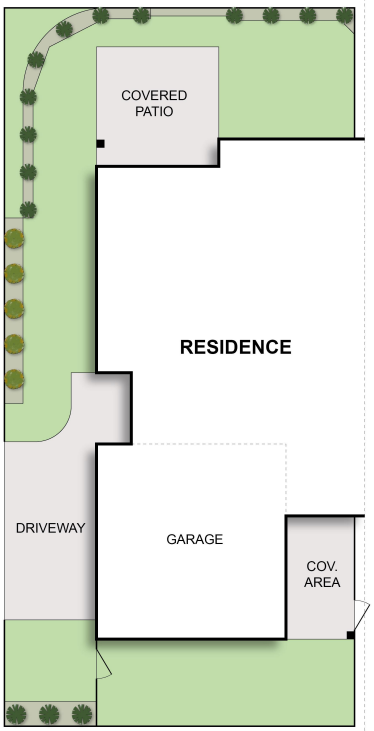
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GROUND FLOOR : 105m²
(INCLUDES GARAGE)



FIRST FLOOR : 95m²
(EXCLUDES VOID)



SITE PLAN
(NOT TO SCALE)

Fox Street

22 Fox Street, Ballina

APPROXIMATE AREAS
INTERNAL FLOOR SPACE - 167m²
EXTERNAL FLOOR SPACE - 48m²
GARAGE - 33m²

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 / 0413979054 / Photography, Floor plans, Video, Aerial photography / www.mediadrive.com.au

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