

## East Ballina, 18 Woodfield Crescent

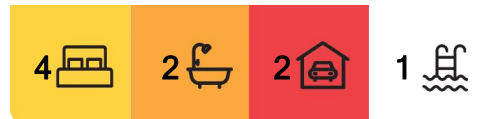
### Stylish Resort Lifestyle

Please feel welcome to inspect this immaculate four bedroom home in Rainforest Ridge. This freestanding private residence is move in ready, with stunning high gloss floor tiles throughout the open plan home. Style and functionality feature in the air-conditioned living area, kitchen and sunroom. The well-equipped kitchen has a stone benchtop, double door pantry, dishwasher, gas cooktop, and texture porcelain tile splash back. The newly enclosed north-east facing sunroom creates a second living space in the sophisticated home. Enjoy the sea breeze through the louvre windows and large sliding door in this sunlit filled room.

Main carpeted bedroom has generous built-in robes, air conditioning, and ceiling fan. Relax in the tub with the private ensuite including shower + bath.

The 3 extra carpeted bedrooms have built in robes and share the 3-way bathroom. A third air conditioner in the fourth bedroom for all year comfort.

The fully fenced property has a remote-control double garage and low maintenance surrounds. The home has 17 solar panels for sustainable power usage.



**For Sale**  
\$1,350,000

**View**  
Sat 17th May @ 11:00AM - 11:30AM

**Contact**  
**Gabrielle Thompson**  
0421 029 162  
gthompson.alstonville@ljhooker.com.au



**LJ Hooker Alstonville**  
**(02) 6628 1163**

**Disclaimer:** 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.

The Torrens Title home celebrates the community association of Rainforest Ridge that has access to the gated resort style pool area to enjoy with friends and residence. With a 25m lap pool with swim out, communal function room working kitchenette, pool table room and gym. Levy for Community Association: approx. \$733 quarterly

The lifestyle property is 1.4km walk to the beach, 7.7km drive to Ballina Byron Airport and 29km to Byron Bay. The location of this property is an incredible lifestyle opportunity for a buyer looking to downsize or retire.

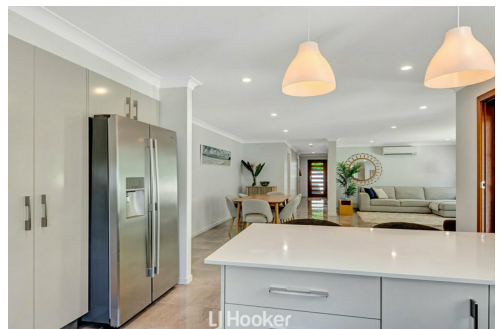
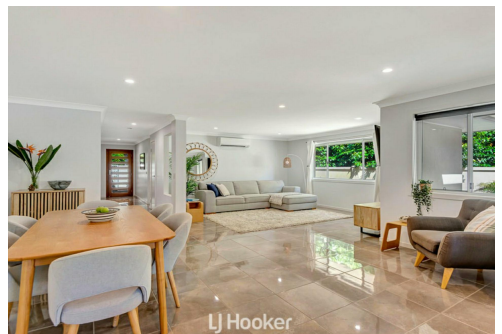
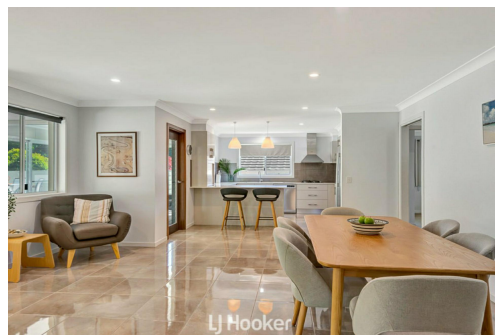
Please feel welcome to inspect at an open home with Exclusive Agent: Gabrielle Thompson.

## More About this Property

<b>Property ID</b>	16HCF55
<b>Property Type</b>	House
<b>Including</b>	Ensuite Air Conditioning Pool Courtyard Dishwasher Built-in-Robes Fully Fenced Remote Garage Solar Panels Water Tank

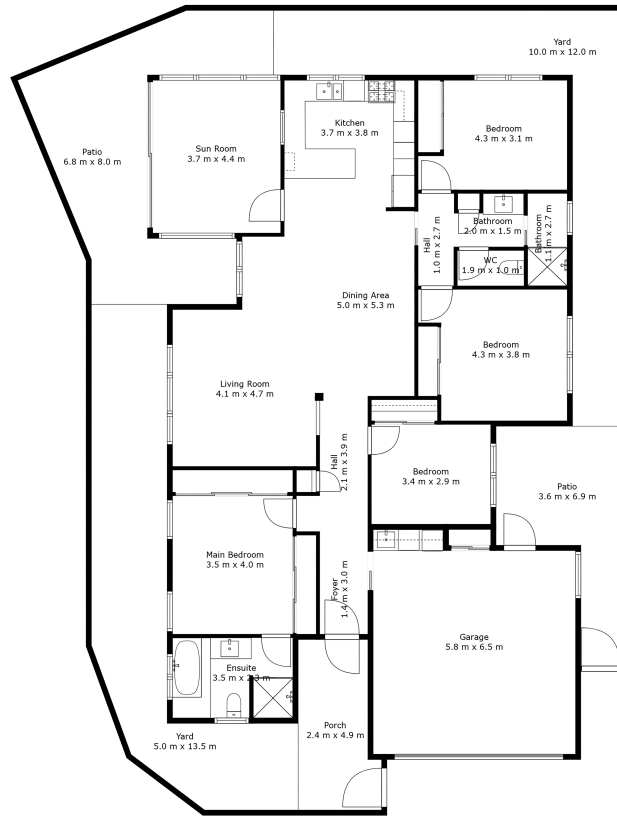
**Gabrielle Thompson 0421 029 162**  
 Sales Consultant/Licensed Real Estate Agent |  
[gthompson.alstonville@ljhooker.com.au](mailto:gthompson.alstonville@ljhooker.com.au)

**LJ Hooker Alstonville (02) 6628 1163**  
 Shop 16 The Plaza, ALSTONVILLE NSW 2477  
[alstonville.ljhooker.com.au](mailto:alstonville.ljhooker.com.au) | [alstonville@ljhooker.com.au](mailto:alstonville@ljhooker.com.au)



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Disclaimer: For illustrative purpose only Floor plan measurements, size, and scale are approximate we take no responsibility for omission and errors.



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