

Sold



24 Boormans Road, Newrybar



## NO MACADAMIA TREES = BIG HINTERLAND VIEWS!

What a difference a few trees can make – on in this case .....  
what a difference removing trees can make!

The owners at 24 Boormans Road, have taken the leap of faith  
and removed all but a few of their Macadamia trees and  
WOWZA what a difference it's made!

Without the trees, you can now clearly see the stunning  
hinterland views on offer here, plus all that extra clear space to  
build your absolute dream home!

If you have looked at this property previously and found yourself  
wondering about what you'd do with the Macca's OR couldn't  
image the potential views ..... now is your chance to book in for  
an inspection and see for yourself!

From the Cuban Palm-lined driveway and tropical gardens to  
the resort-style swimming pool and 3-bedroom home, this

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10.00 ac

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	17
<b>Land Area</b>	10.00 ac

### Agent Details

Matthew Skene - 0418 292  
385

### Office Details

Skene and Co  
61418292385

**SKENE**  
& CO.

Newrybar property exudes privacy and serenity — and opportunity.

It's set on ten lush acres of level land — a rare find in the hinterland — that is perfectly positioned to access everything Byron Shire has to offer.

Schools, shops, restaurants and beaches are just a short drive away though you'd never know it sitting on the deck listening to the birds or watching the kids swim in the pool.

Sweeping north-facing decks provide ample areas to soak up the hinterland views and cool summer breezes.

And from the moment you walk through the striking wooden double entry doors, you're met with a feeling of peace and serenity.

Inside you'll find a spacious, 3-bedroom home with contemporary kitchen and charming sunken lounge room with fireplace — ideal for entertaining on those crisp winter nights.

The open plan layout ensures light fills every corner while floor-to-ceiling glass windows provide plenty of vantage points to enjoy the lush surroundings. Stone pavers and exposed timber beams add to the earthy ambiance.

There's also a separate 1- large bedroom studio fit for growing families or visiting family.

Key features:

- 10 flat acres offering private, quiet and hinterland outlooks
- North-facing decks with hinterland views and cool summer breezes
- Solidly built brick home, offering flexible inside/outside areas
- Charming sunken lounge room with fireplace

- 3 bedrooms, 2 bathrooms plus renovated kitchen
- Wrap-around verandahs, landscaped gardens and saltwater swimming pool
- Potential to build 2nd house pending council approval
- Separate 1-large bedroom studio ideal for growing families and entertaining
- Reliable town water supply – a big plus
- 10 minutes to Byron Bay and 15 minutes to Ballina Airport

If you're searching for space, privacy and serenity, this property ticks all your boxes.

Contact Byron Shire luxury real estate specialist Matthew Skene on 0418 292 385 or Terae Davidson 0450 532 276 for further information about this impressive Newrybar property.

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