



## EVANS HEAD NSW - 3 Bedroom House on 3.75Ha - \$1.3M - 35% Contracoin



### Agent Info

|          |                 |
|----------|-----------------|
| Name:    | Barry Lipscombe |
| Country: | Australia       |
| City:    | Gold Coast      |

### Listing details

#### Description:

405 Woodburn Evans Head Rd, Doonbah NSW (Evans Head)

Located only a 5 minutes drive from the coastal town of Evans Head, this delightful three-bedroom, one-bathroom home blends on a 3.75 Ha lot blends timeless character with modern updates, offering a comfortable and stylish retreat.

The spacious living area provides a welcoming atmosphere, while the well-appointed kitchen boasts all new appliances. Each of the three generously sized bedrooms offers natural light and a peaceful ambiance, while the centrally located bathroom is well-maintained with a practical layout.

#### Features:

- 5 minutes drive to Evans Head
- 35 minutes south of Ballina
- 40 minutes to ballina Byron airport
- Acreage property on the coast (3.75Ha)
- rental potential with low vacancy rates in the area.
- plenty of shed space
- inground indoor pool
- tennis court

The coastal town of Evans Head has 6 km of safe surfing beaches, some fine coastal scenery, sandy river flats, and is a popular spot for rock, beach and ocean fishing. The population hovers around 3,000 permanent residents, many of whom are retirees, and expands to 12,000 during the summer school holidays.



Priced at \$1.3M with the seller accepting \$845,000  
Cash (65%) + \$455,000 Contracoin (35%)

### **Common**

|               |                  |
|---------------|------------------|
| Property for: | Sale             |
| Price:        | \$ AUD 1,300,000 |
| Bedrooms:     | 3                |
| Bathrooms:    | 1                |
| Built:        | 1980             |
| Garage:       | Yes              |
| Posted:       | Mar 31, 2025     |

### **Location**

|                        |                                     |
|------------------------|-------------------------------------|
| Country:               | Australia                           |
| State/Region/Province: | New South Wales                     |
| City:                  | Evans Head                          |
| Address:               | 405 Woodburn Evans Head Rd, Doonbah |
| ZIP code:              | 2473                                |
| Reference Number:      | RF133372                            |

### **Additional information**

|                    |  |
|--------------------|--|
| Property Features: | Dining Room, Laundry Room, Main Floor<br>Bathroom, Main Floor Bedroom, Swimming Pool,<br>Family Room |
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