



## 44b Eyles Drive East Ballina NSW

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Discover your new haven at 44B Eyles Drive, a spacious and versatile family home situated in one of East Ballina's most desirable locations. Whether you're raising a growing family, planning your retirement in comfort, or exploring the potential for development (STCA), this property offers a rare combination of size, charm, and opportunity.

**Type** : House  
**Price** : \$ 1,755,000  
**Land Size** : 1188 sqm  
**View** : <https://www.byronbaypropertyvalues.com.au/sale/nsw/northern-rivers/east-ballina/residential/house/8230926>

### Key Features:

**Expansive Living:** A large, thoughtfully designed home with four generous bedrooms, providing ample space for everyone.

**Outdoor Paradise:** Enjoy endless summer days in the inground pool, surrounded by lush greenery and a generous 1,188 sqm block.

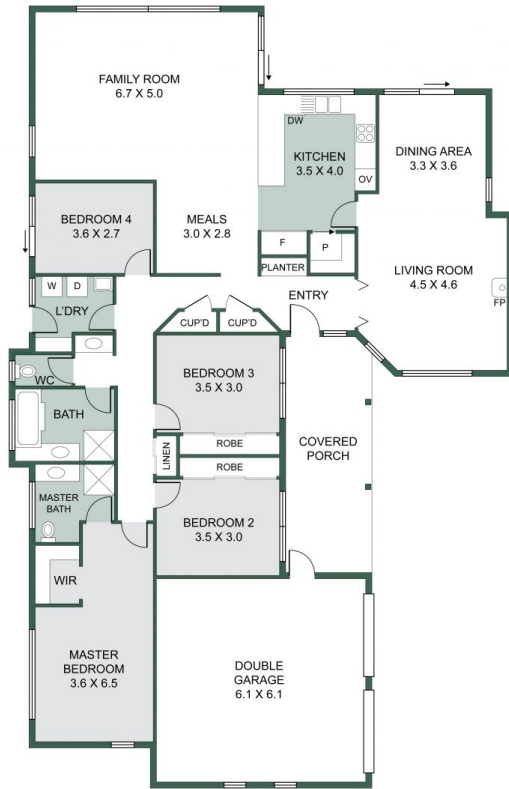
[For full version visit the website](https://www.byronbaypropertyvalues.com.au)



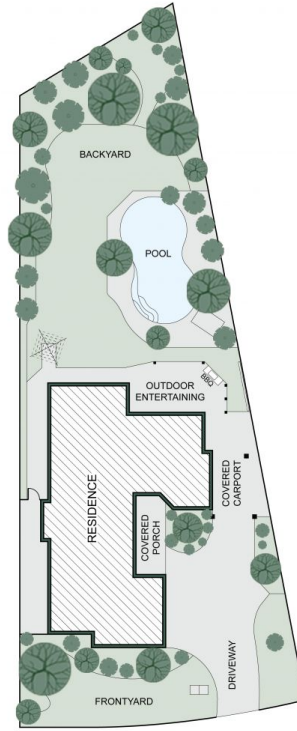
**Braden Walters**  
0411 637 373



**Harry McKinnon**  
66874447



GROUND FLOOR



SITE PLAN

## 44B Eyles Drive, East 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 / 0413070056 / Photography, Floor plans, Video, Aerial photography / www.mediadrive.com.au



INTERNAL FLOOR SPACE - 192m <sup>2</sup>
EXTERNAL FLOOR SPACE - 20m <sup>2</sup>
GARAGE - 37m <sup>2</sup>