




41 Ironwood Street, Aspley

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## Elevated North-Facing 621m<sup>2</sup> | Immaculate Lowset Brick Home in Prime Aspley Location

**FOR SALE**  
For Sale Now

### AGENTS

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### AGENCY

LJ Hooker Aspley | Chermside  
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You will be impressed by every aspect of this outstanding Aspley offering. Positioned on an elevated, north-facing 621m<sup>2</sup> in a quiet yet exceptionally convenient street, this beautifully maintained single-level brick home presents an outstanding opportunity for both owner-occupiers and investors alike.

Proudly held and meticulously cared for by its long-term owner, the home is located in a true blue-chip position within the highly sought-after Aspley State School and Craigslea State High School catchments, and is just an easy stroll to the City Express bus.

Featuring generous proportions throughout, this residence offers immediate comfort with outstanding potential to value-add or enhance over time. With a flexible floor plan, excellent natural light, and seamless indoor—outdoor flow, it is a home you can move straight into or confidently rent out, all while enjoying the benefits of a premium north-facing block that will appeal to owners and tenants alike.

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.

 **LJ Hooker**

This is a genuine Aspley gem, and properties of this calibre and position are tightly held. Early inspection is strongly encouraged to avoid disappointment.

#### Key Features:

- Solid, single-level brick and tile home with a spacious and highly functional floor plan
- " Elevated 621m<sup>2</sup> block with desirable north—south aspect, capturing cooling breezes and abundant natural light
- Quiet yet ultra-convenient location within safe walking distance to Aspley State School, City Express buses, parklands and shopping
- Generous formal lounge and dining areas, plus a separate family room flowing seamlessly to private outdoor entertaining spaces
- Four well-proportioned bedrooms, all featuring built-in wardrobes
- The main bedroom features a walk in robe and ensuite bathroom
- Original yet tidy kitchen with ample bench space, walk-in pantry and a central position between living areas and alfresco zones
- Multiple alfresco options including a charming front sunroom and a private rear entertaining area
- Both bathrooms are in original yet immaculate condition
- Double remote garage plus extensive off-street parking ideal for a boat, caravan or trailer
- Solid construction offering excellent scope for renovation or future value enhancement
- Additional features include security screens and ceiling fans throughout

Set within one of Brisbane's most popular Northside pockets, this home offers unbeatable convenience. Enjoy an easy walk to Aspley State School and Aspley Hypermarket (Coles, Woolworths, Aldi and Kmart), with Westfield Chermerside, Prince Charles Hospital and St Vincent's Hospital all just minutes away.

This impressive brick home truly ticks every box for families, downsizers and savvy investors alike. We look forward to welcoming you to what could be your new home or next astute investment

#### QUICK FACTS:

Year built: Circa 1982-1985

School catchments —Aspley State School & Craigslea High School

Land size —621m<sup>2</sup>

BCC Rates - \$557.54 per quarter approximately

#### MORE DETAILS

Property ID	3BJXF1R
Property Type	House
Land Area	621 m2
Including	Dishwasher Remote Garage

**Amanda Waters 0402 109 955**

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## 41 Ironwood Street



**Internal 156 m<sup>2</sup> | External 69 m<sup>2</sup> | Total 225 m<sup>2</sup>**

*Floor plans are intended to give a general indication of the proposed layout only. All images and dimensions are not intended to form part any contract or warranty.*