






10/17 Spencer Street, Aspley

Immaculate & Spacious 3 Bedroom Villa with 3 Parking Spaces + Premium Position!

Positioned within the highly sought-after and secure 'Toscana Place', this single-level 3 bedroom, 2 bathroom villa presents an outstanding low-maintenance lifestyle opportunity in one of the Northside's most desirable and convenient gated complexes.

The home has been updated and immaculately maintained by a long-term owner, offering a stylish, modern feel and the ability to simply move in and enjoy. The villa features a spacious free-flowing floorplan, stunning 9-foot ceilings, large windows and an expansive yet low maintenance outdoor space which is so private and peaceful and will capture your heart as soon as you see it! The property also has the very rare benefit of 3 parking spaces —perfect for those with multiple vehicles.

The property is ideally situated within close proximity to every service and amenity you could need. Aspley Hypermarket (Coles/Woolworths/Kmart/Aldi) is just 650m down the road and Westfield Chermside Shopping Centre is a 7 minute drive away. Express buses servicing the local area and City are right outside the

3  2  3 

FOR SALE

For Sale Now

VIEW

Thu 25th Jun @ 5:00PM - 5:30PM

AGENTS

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AGENCY

LJ Hooker Aspley | Chermside

(07) 3263 6022

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**

complex. Being a family friendly area the property also benefits from easy access to extensive parkland and excellent primary and secondary schools.

Quality villas of this calibre are rarely offered to the market and are consistently in strong demand. Act quickly to avoid disappointment!

Special Features include:

- Lowset villa (no stairs) with brick and tile construction
- Sought after position within a very tightly held complex, which is secure (gated), incredibly well maintained and convenient.
- The villa has a premium position in the middle of the complex benefiting from only one shared wall and privacy and separation from neighbours.
- Space to park 3 vehicles, including a tandem lock up garage with internal access, plus an additional exclusive use parking space in front of the villa.
- Stunning 9-foot ceilings throughout.
- The home has immaculate presentation including modern floating timber-look flooring, lush carpet and quality fixtures and fittings throughout.
- Split system air-conditioning to the living room and 2 bedrooms, plus ceilings fans throughout.
- A spacious and light filled open plan lounge/dining area.
- Modern kitchen featuring quality appliances (stainless-steel dishwasher and oven & electric cooktop) and plenty of bench space and storage.
- 3 generous bedrooms, each with a built-in robe.
- The large master bedroom features an ensuite and also overlooks and has direct access to the courtyard.
- 2 immaculate bathrooms including a main bathroom with shower over bath and an ensuite to the master bedroom.
- An incredibly private and tranquil courtyard flowing effortlessly from both the living room and master bedroom, beautifully landscaped with lush, low-maintenance gardens and featuring an expansive covered entertaining area with room for both outdoor lounge and dining settings, plus a dedicated BBQ zone-creating a peaceful retreat for relaxing or entertaining family and friends.
- The garage features a huge amount of storage cabinetry, study desk and epoxy flooring.
- Internal laundry.
- Resort style pool area in complex, along with beautifully landscaped gardens.
- Additional features NBN (Fibre to the Premises), quality window coverings and security screens.

For further information or to arrange your inspection, contact Joshua Waters.

DISCLAIMER: All information provided has been obtained from sources we believe to be accurate. However, we cannot guarantee the information is accurate and accept no liability for errors or omissions. (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice.

MORE DETAILS

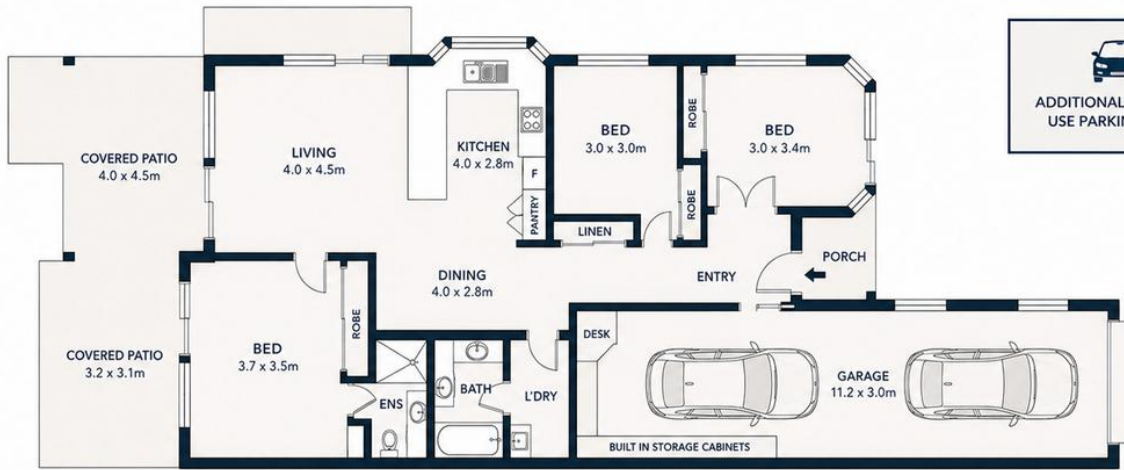
Property ID 3CJ1F1R
Property Type Villa
Including Pool
Dishwasher
Remote Garage

Joshua Waters 0417 800 991
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FLOOR PLAN

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DISCLAIMER: Floor plan measurements are approximate only.
Plans are for illustrative purposes and should be used as a guide only.