



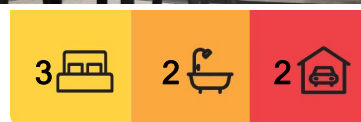
## Carseldine, 23/212 Dorville Road

Beautiful 3 Bedroom Townhome - Sparkles Like New & Incredibly Convenient

Perfectly set within a contemporary complex in a whisper quiet Carseldine location, this faultless modern townhome would make the perfect home or investment. Offering 3 generous bedrooms, a spacious floorplan and two car spaces, this beautifully appointed townhome is awaiting a buyer seeking the best in location, quality, functionality and style.

The home is immaculately presented without a cent to spend and is also vacant and ready to move into or rent out straight away!

Positioned within the tightly held suburb of Carseldine, the location is within 14km of the Brisbane CBD and has easy and direct access to the motorways and every service and amenity you could need. The home is within walking distance of Carseldine Train Station (1500m), multiple bus stops and is just a short drive to numerous shopping options including Carseldine Central Shopping Centre (2 mins), Aspley Hypermarket (5 mins) and



**For Sale**  
Under Contract

**View**  
[ljhooker.com.au/36MWF1R](http://ljhooker.com.au/36MWF1R)

**Contact**  
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**Disclaimer:** 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.

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**(07) 3263 6022**

Westfield Chermside (8 mins)! Being a family-friendly location the home is also within walking distance to the Carseldine Farmers Markets, extensive parklands (including Lacey Road Park and the Carseldine Sport and Recreation Precinct) and quality primary and secondary schools are just around the corner, including Aspley State High School, Holy Spirit College, St Flannan's and Nudgee College.

Special Features Include:

- Low maintenance, two storey construction. The home incorporates an abundance of windows capturing fantastic natural light, quality floor coverings and is immaculately presented without a cent to spend.
- The stunning Caesarstone kitchen is the social hub of the home and features an island bench, plenty of storage options and quality stainless steel appliances including a gas cook top, oven and dishwasher
- A spacious open plan lounge/dining room adjoins the kitchen
- The living area flows out seamlessly to a large private deck which has a beautiful and elevated north facing outlook and acts as another living space
- 3 sizeable built-in bedrooms, including a generous master bedroom with ensuite
- 2 quality bathrooms (including main bathroom and ensuite), plus an additional powder room upstairs
- Study nook
- Internal laundry
- Private and fully fenced rear courtyard perfect for pets or gardeners.
- Space for 2 cars (very rare!) - including a garage and adjoining carport
- Cool all year round with air-conditioning to the living room and master bedroom, plus ceiling fans throughout
- Extra features include security screens, quality window coverings, an abundance of storage and NBN (fibre to the premise) connected.

Be prepared to be impressed by this brilliant property. Incredibly convenient, exceptional layout and spaciousness and not a cent to spend, it presents a fantastic home or investment opportunity!

For further information or to arrange your inspection contact JOSHUA WATERS before it's too late!

More About this Property

Property ID	36MWF1R
Property Type	Townhouse

Joshua Waters  
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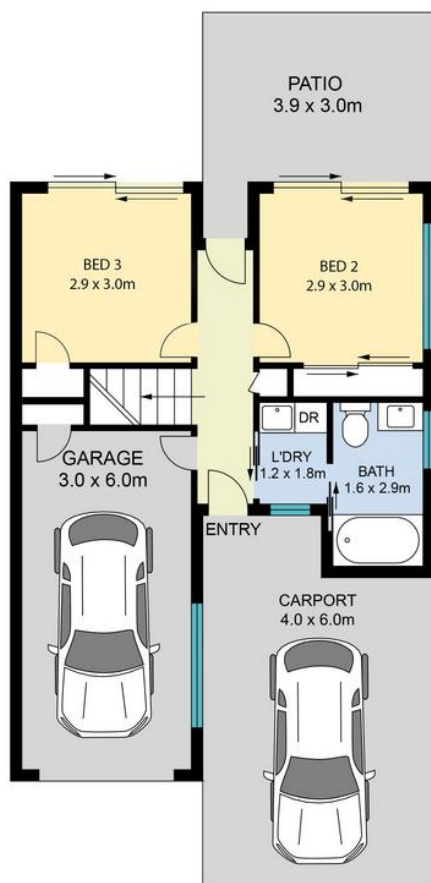
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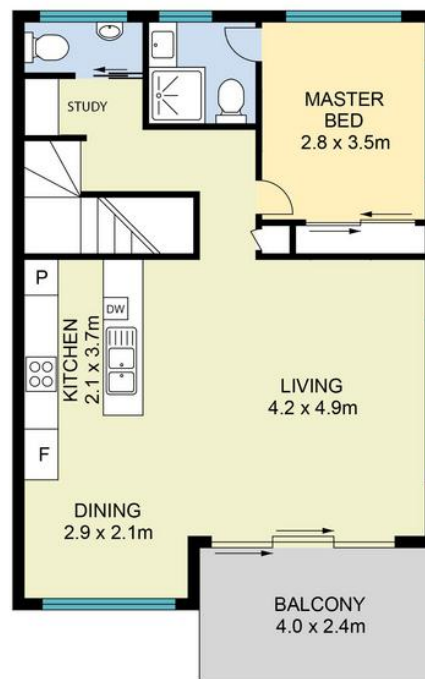


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### GROUND LEVEL

Whilst every attempt has been made to ensure accuracy,  
Floor Plans are representative and should be used as a guide only



### LEVEL ONE