



492 Roghan Road, Fitzgibbon

Freehold Luxury, Bushland Outlook & Effortless Lowset Living

Every now and then, a home comes along that offers something genuinely different. Fastidiously maintained and thoughtfully upgraded by its original owner, this exceptional freehold residence combines stylish lowset living with an enviable corner position directly opposite Fitzgibbon Bushland Reserve.

With absolutely no body corporate fees, a desirable north/east-facing aspect, soaring cathedral ceilings reaching approximately 4 metres, and a beautifully landscaped backyard, this is a home that delivers an impressive blend of privacy, space and easy-care living.

From the moment you step inside, the quality and attention to detail are immediately apparent. The generous open-plan living and dining area is enhanced by the dramatic cathedral ceiling and flows effortlessly outdoors to a covered alfresco entertaining area overlooking the idyllic garden.

The kitchen is equally impressive, featuring quality Smeg and Miele appliances, a five-burner gas cooktop, 900mm oven, dishwasher,

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FOR SALE

For Sale Now

VIEW

By Appointment

AGENTS

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AGENCY

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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.



glass splashback overlooking the garden, breakfast bar and excellent storage.

Accommodation is thoughtfully designed with three spacious built-in bedrooms, including a luxurious master suite with walk-in robe and beautifully renovated ensuite. The ensuite showcases floor-to-ceiling tiles, stone vanity and stylish black tapware and fittings, while the main bathroom offers both a separate bath and shower.

Outside, the private and beautifully established garden creates a wonderful setting for relaxing or entertaining, with low-maintenance synthetic lawn, lush gardens and private Colorbond fencing.

Lifestyle & Location

Positioned within a tightly held enclave and directly opposite Fitzgibbon Bushland Reserve, this home offers a rare combination of tranquillity and convenience. Enjoy a peaceful suburban setting while remaining within easy reach of major shopping, transport, schools and the CBD.

- Approximately 14km from Brisbane CBD
- Just 10 minutes to Westfield Chermide
- Direct access to nearby parkland and bushland walking areas
- Convenient to Brisbane Airport and major transport links
- Close to excellent schools, including the new Holy Spirit Catholic High School
- " Short stroll to The Nest retail precinct with cafés, restaurants, childcare and specialty stores

Property Highlights

- Exceptional freehold lowset home with absolutely no body corporate fees
- Fastidiously maintained and upgraded by its original owner since new
- Prime corner position with desirable north/east-facing aspect
- Directly opposite Fitzgibbon Bushland Reserve
- Impressive cathedral ceiling reaching approximately 4 metres
- Spacious open-plan living and dining flowing to covered alfresco entertaining
- Stylish kitchen with Smeg 5-burner gas cooktop and 900mm oven, Miele dishwasher and garden outlook
- Three generous built-in bedrooms
- Luxurious master suite with walk-in robe and renovated ensuite
- Two beautifully appointed bathrooms
- Refurbished ensuite with floor-to-ceiling tiles, stone vanity and black tapware
- Secure double remote lock-up carport accessed via Girraween Lane
- Easy street parking available
- Private, landscaped backyard with synthetic lawn, established gardens and irrigation
- Pet-friendly
- Internal laundry, security screens, quality blinds and insulation
- NBN connectivity
- Excellent rental investment potential

A home of this calibre, offering freehold ownership, a beautiful bushland setting and such an impressive combination of indoor and outdoor living, is a rare find.

If you have been searching for a quality lowset home that delivers more than the ordinary, this is one you will want to see. Contact Daniel Waters today to arrange your inspection.

Quick Facts

Year Built: Circa 2012

Aspect: North/East facing
Occupancy Status: Owner Occupied —1 Owner since new
Land Size: 230sqm
Council Rates: \$470 Per Quarter (Approx.)
Rental Return: \$750-800 Per Week (Approx.)
School Catchments: Taigum State School, Aspley State High School

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MORE DETAILS

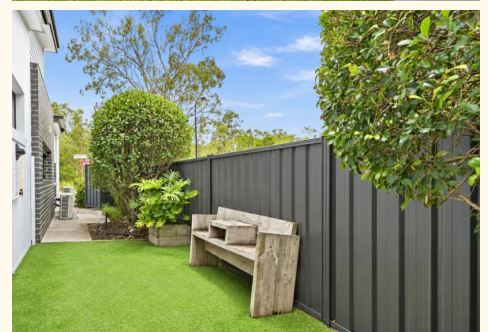
Property ID	3CRUF1R
Property Type	House
Land Area	230 m2
Including	Ensuite
	Toilets (2)

Daniel Waters 0412 847 849

Business Owner, Sales Consultant and Registered Valuer |
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The floor plan is not to scale; measurements are indicative and in metres.
Exterior elements are not in position. Plans should not be relied on.
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