



2/20 Ambition Street, Ormeau

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Modern Townhouse Living in a Peaceful Complex

Welcome to 2/20 Ambition Street, Ormeau-where style, space and low-maintenance living meet. Set in a quiet, well-maintained complex, this two-storey townhouse offers an impressive 145 m² of thoughtfully designed space, making it an ideal choice for first-home buyers, downsizers or investors seeking a strong rental return.

Ground Floor:

Step inside to a light-filled open-plan living and dining area with split-system air conditioning and a ceiling fan for year-round comfort. Sliding door lead's to a generous undercover alfresco patio, perfect for weekend entertaining or relaxed evenings.

The contemporary kitchen features stone benchtops, a 600 mm gas cooktop, stainless steel appliances, dishwasher, breakfast bar and ample cabinetry. Added bonus of a guest toilet downstairs & laundry room.

Upstairs:

The master suite provides a private sanctuary with a walk-in robe, modern ensuite, ceiling fan and its own split-system air conditioner.

FOR SALE
CONTACT AGENT

AGENTS

Nicole Hintz
0403 895 705
nhintz@ljhgc.com.au

Liza Neuss
0447 006 098
liza@ljhgc.com.au

AGENCY

LJ Hooker Ormeau
(07) 5549 4500

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**

Two additional bedrooms include built-in robes and ceiling fans. A well-appointed main bathroom includes a shower, bathtub, vanity and separate toilet. Added bonus of a study nook.

More About Your New Home

- Built in 2012
- Remote single lock-up garage with internal access
- Large internal laundry
- 3,000 L slimline water tank and instantaneous gas hot water
- Established, low-maintenance gardens and fully fenced yard
- Linen cupboard for extra storage
- Body corporate of approx \$72 per week

This home delivers a modern, easy-care lifestyle within minutes of local shops, schools, parks and the M1 for an effortless Brisbane-Gold Coast commute. Whether you're starting out, scaling down or seeking a savvy investment, 2/20 Ambition Street is ready to impress.

Location Location Location

- 5 km approx to Ormeau State School Catchment (Primary within catchment)
- 2 km approx to Ormeau Woods State High School (Secondary within catchment)
- 2km approx to Livingstone Christian College (Prep - 12)
- 1.5 approx km to Mother Teresa Primary School
- 6km approx to Lords (Prep - 12)
- 1 km approx to Ormeau Village Shopping Centre & Coles
- 1.5 km approx to M1 North on ramp
- 4 km approx to M1 South on ramp
- 5.5 km approx to Ormeau Train Station
- 7 km approx to Bunnings Pimpama

MORE DETAILS

Property ID	1YG0GWH
Property Type	Townhouse
House Size	145 m2
Including	Air Conditioning Dishwasher Outdoor Entertaining Built-in-Robes Fully Fenced Remote Garage

Nicole Hintz 0403 895 705

Director | L.R.E.A | Independent Contractor | nhintz@ljhgc.com.au

Liza Neuss 0447 006 098

Sales Associate to Nicole Hintz Independent Contractor | liza@ljhgc.com.au

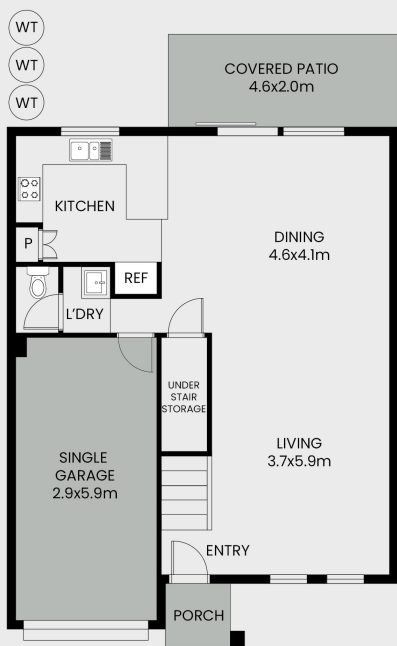
LJ Hooker Ormeau (07) 5549 4500

Unit 10 Norfolk Village Shopping Ctr, 170-174 Pascoe Road,
ORMEAU QLD 4208
ormeau.ljhooker.com.au | ormeau@ljhgc.com.au

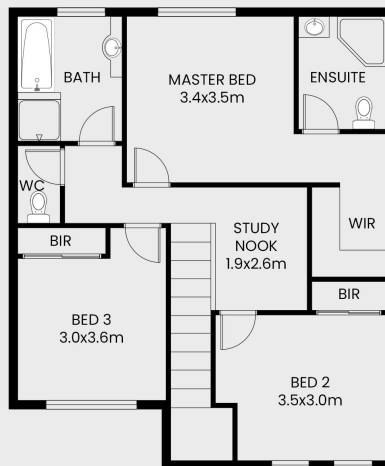


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This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. LJ Hooker gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



GROUND FLOOR



FIRST FLOOR

