



35 Mount Pleasant Street, Park Ridge

Modern Family Perfection on 537m²: Triple the Living, Triple the Comfort

Imagine a home that doesn't just house your family but actually enhances your lifestyle. 35 Mt Pleasant St is a masterclass in modern residential design, situated on a rare 537m² corner block in the heart of Park Ridge. This is where functional architecture meets the warmth of a true family haven.

Highlights:

- Low-maintenance home on corner 537m² block with side access and solar
- 3 Bright, light-filled open-plan living areas with 3 split system a/c
- Well-appointed kitchen with 900mm appliances, 5-burner gas cooktop, and butlers pantry, huge undercover outdoor entertaining area
- 4 Spacious bedrooms; master with ensuite, shower niches, and walk-in robe; bed 4 with external access
- Prime location a stroll away from extensive parkland with playground facilities

From the moment you enter through the wide 1.2m hallway, you feel a sense of openness and freedom. This isn't just a house; it's a

4 2 2

FOR SALE

For Sale

VIEW

Sat 21st Feb @ 12:15PM - 12:45PM

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versatile environment featuring three distinct living areas designed to give every family member their own sanctuary. Whether it's a quiet movie night in the media room or a lively gathering in the family hub, this home's versatility adapts to your rhythm.

Whether you are an upsizing family or an investor seeking a high-quality asset, this property delivers a lifestyle of ease and sophistication. The heart of the home is a gourmet kitchen designed for the home chef, featuring a central island bench and a spacious walk-in pantry for effortless organisation. High-end 900mm appliances and a 5-burner gas cooktop ensure every meal is prepared with ease, while natural gas connectivity provides consistent performance.

The master suite serves as a true retreat away from the other bedrooms, featuring a walk-in robe and an ensuite with a double vanity and sleek shower niches. The other three bedrooms are serviced by a central main bathroom and a dedicated study or activities room. Unique to this layout, the fourth bedroom includes its own external access, providing the perfect solution for a home business, guest wing, or independent teenager.

Enjoy the perfect climate year-round with three split-system air conditioning units and ceiling fans, while the integrated solar panel array works silently to keep your energy bills in check.

Transitioning outdoors, the large patio has been intelligently designed with concrete extended well past the roofline, creating a massive, versatile alfresco stage for weekend BBQs. All of this is set within a secure, fully fenced yard complete with a garden shed for the hobbyist.

Beyond the front door, your lifestyle is defined by convenience and connection. Spend your afternoons at the nearby local parks or take advantage of being within easy reach of schools and essential retail. With the Mount Lindesay Highway nearby, you are perfectly positioned to enjoy a quiet suburban retreat without sacrificing quick access to the wider region. This is more than just a home; it is a long-term investment in quality, comfort, and effortless modern living.

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BDD Pty Ltd with Sunnybank Districts P/L T/A LJ Hooker Property Partners
ABN 47 676 306 264 / 21 107 068 020

MORE DETAILS

Property ID	B3YFF4R
Property Type	House
Land Area	537 m2
Including	Ensuite
	Study
	Air Conditioning
	Dishwasher
	Outdoor Entertaining
	Floorboards
	Built-in-Robes
	Fully Fenced
	Remote Garage
	Solar Panels

Brendan Dingle 0401 500 412

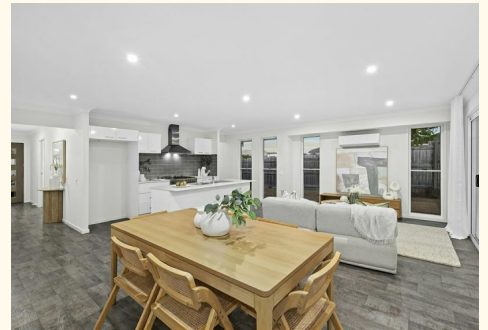
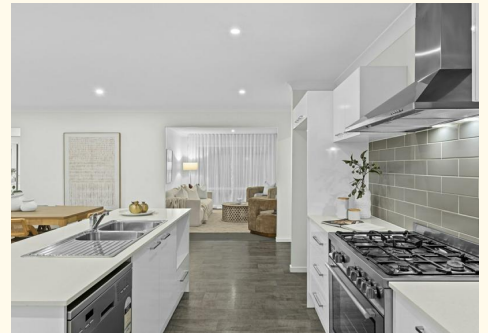
Agent/Independent Contractor | brendandingle@ljhpp.com.au

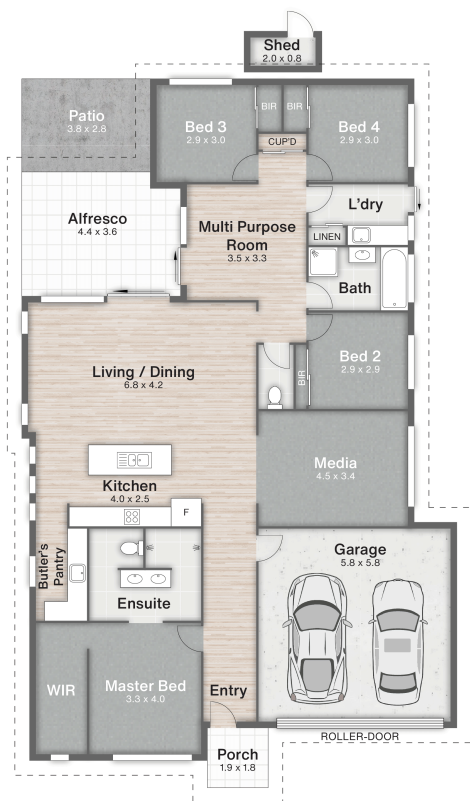
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- 1 Porch
- 2 Garage
- 3 Alfresco
- 4 Patio
- 5 Shed

Mount Mee Street



Mount Pleasant Street



35 Mount Pleasant Street **PARK RIDGE**

4 Beds | 2 Baths | 2 Car Spaces | 225m² | 537m²

LJ Hooker Property Partners

All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted. Plans are shown for marketing purposes only.