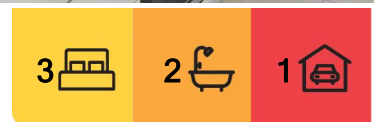


Yeerongpilly, Unit 5/5 Livingstone Street

SOLD BY BROCK WARD



This 3-bedroom, 2-bathroom apartment offers a perfect blend of convenience and modern living, situated just a 2-minute walk from Yeerongpilly train station. With seamless access to the city via the new Cross River Rail network, commuting has never been easier. Slipstream Brewing company will have your weekends sorted with it being only a short 3-5 minute walk away, Yeerongpilly Green Woolworths has recently opened up and Yeronga Village is a short walk or drive away. The property is in Yeronga State School zone for both primary and high school.

Perched on the top level of a well-maintained complex built in 2007, this spacious apartment has a floor plan size of 125m including balcony and garage. As you enter, you'll be greeted by an expansive central living and dining area designed with an open-plan layout. This versatile space is perfect for both entertaining guests and enjoying cozy family evenings. Large windows flood the area with natural light, creating a warm and inviting atmosphere. The apartment has ducted air conditioning throughout ensuring comfort all

For Sale

Offers Over \$689,000

View

ljhooker.com.au/1BJ6H31

Contact

Brock Ward

0402 378 719

b.ward@ljhookerproperty.com.au



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year round.

The heart of this home is undoubtedly the well-appointed kitchen. It boasts ample storage, sleek stone benchtops, and modern appliances. Whether you're hosting a dinner party or enjoying a quiet meal at home, this kitchen will meet all of your needs. There is a small laundry space positioned off the kitchen.

The three bedrooms are thoughtfully designed to provide comfort and privacy. The master suite is a true retreat, featuring a spacious walk-in robe and an ensuite bathroom. The additional two bedrooms are each equipped with ceiling fans and built-in robes, providing ample storage space.

One of the standout features of this apartment is the large sun-soaked balcony. This outdoor space is perfect for enjoying your morning coffee, reading a book, or hosting a barbecue with friends and family. The balcony offers a wonderful extension of the living space, allowing you to make the most of the beautiful weather and pleasing outlook.

Built in 2007, this apartment combines the benefits of contemporary design with the reliability of a well-established building. The complex itself is well maintained, ensuring a high standard of living for its residents.

This apartment represents a unique opportunity to enjoy a luxurious lifestyle with excellent transport links and modern amenities. Whether you are a young professional, a growing family, or looking to downsize without compromising too much, this property has something for everyone.

Body corp fees are approx \$1879 per quarter.

- Top-level apartment with sun-soaked balcony
- 2-minute walk to Yeerongpilly train station
- Open-plan living and dining area
- Modern kitchen with stone benchtops
- Master suite with ensuite and walk-in robe

Contact your selling agent Brock Ward to secure your inspection today.



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More About this Property

Property ID	1BJ6H31
Property Type	Unit
Land Area	125 m ²
Including	Ensuite Ducted Cooling Balcony Deck Built-in-Robes Secure Parking Bath Ensuite Ceiling Fans Deck Balcony

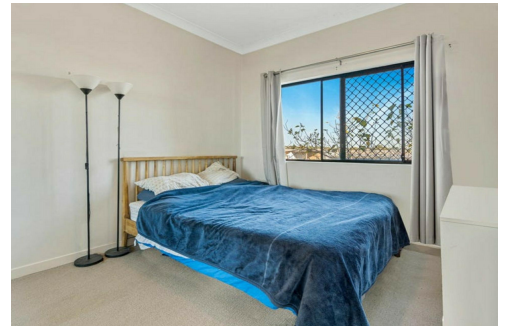
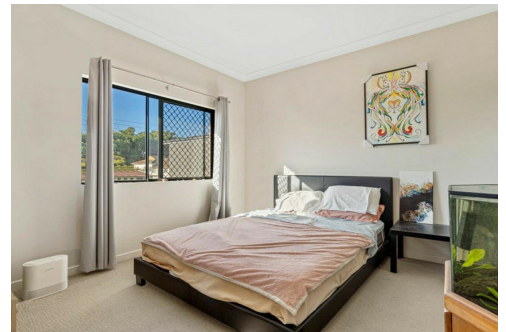
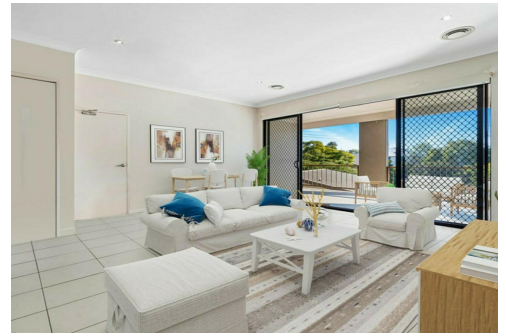
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Sales & Marketing Consultant | b.ward@ljhookerproperty.com.au

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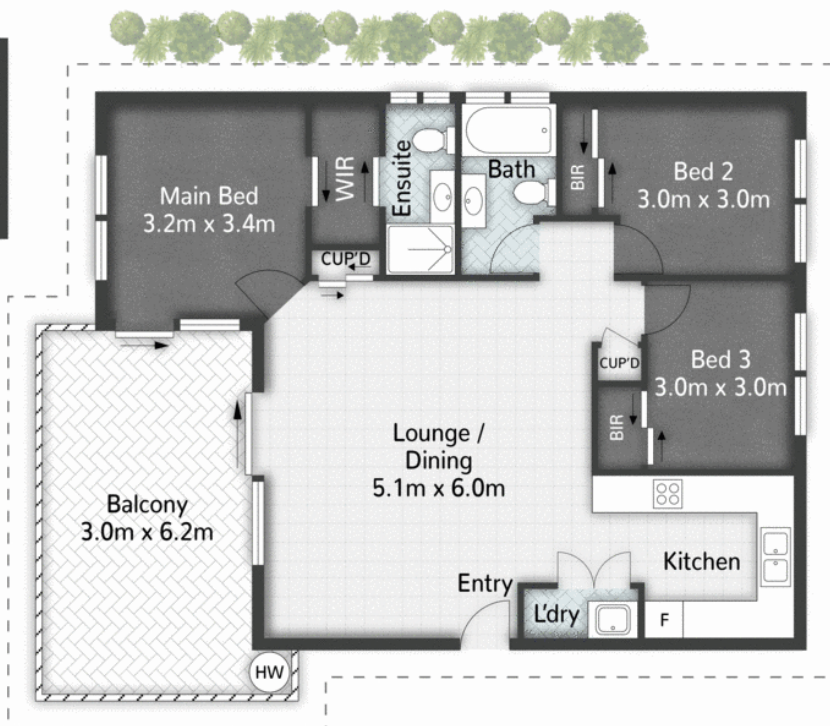
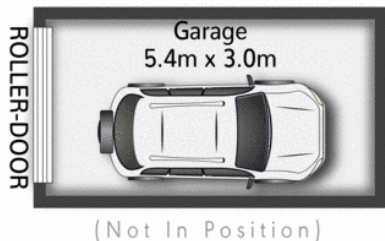
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5/5 Livingstone Street YEERONGPILLY

3 | 2 | 1 | 102m²

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

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