

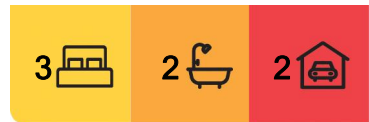


Yeronga, 2/25 Christensen St

SOLD BY BENJAMIN LEONG & JONAS LEONG

Only moments from the river and a short drive to Brisbane's vibrant CBD, this stylish tri-level townhouse is a hidden jewel in the heart of tightly held Yeronga. Sophisticated, spacious and effortlessly low maintenance, it's a rare find for families, professional couples, or savvy investors chasing prime position in the lead-up to the 2032 Olympics. This contemporary residence ticks all the boxes for elegant living and elevated entertaining, with a stunning open plan layout, multiple outdoor zones, and a luminous kitchen that will delight any home chef.

Situated just 8.6 km from the CBD, this boutique townhouse, with only 6 in the complex, is the epitome of inner-city convenience. The bright and airy living zone seamlessly spills onto a generous entertainer's balcony, while the sleek kitchen boasts luxe finishes, a gas cooktop and even a timber servery window to the courtyard. Walk to trains, buses, schools, riverfront parklands, and shops, or take a quick drive to major hospitals and city nightlife. Whether you're upsizing, investing or downsizing without compromise, this pristine home



For Sale
Please Call

View
ljhooker.com.au/B32VF4R

Contact
Jonas Leong
040 716 6298
jonasleong@ljhpp.com.au
Benjamin Leong
0407 712 392
benjaminleong@ljhpp.com.au



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offers the ideal fusion of lifestyle and location.

Top Features:

- Rarely available tri-level townhouse just 8.6 km from the Brisbane CBD
- Airy open plan living flows to large balcony with bi-fold doors - the perfect indoor-outdoor setting
- Elegant stone-topped kitchen with gas cooktop, island bench and bi-fold servery window
- Incredible opportunity for families, professionals or investors in growth location
- Moments from river, transport, schools, parks, shops, hospitals and more
- Low body corporate fees

Yeronga is one of Brisbane's best-kept secrets - a leafy riverside suburb offering relaxed community charm just minutes from the city. With transport, childcare, lush parks and schools all within walking distance, this area provides every lifestyle benefit at your fingertips. Shop locally at the Yeronga Village, spend weekends exploring the riverside trails, or take an easy train into South Bank or the CBD for a night out. For professionals working at the PA or Greenslopes Hospitals, this location is both convenient and serene - the ultimate inner-city balance.

- 160 m to Bus Stop
- 300 m to Yeronga Train Station
- 500 m to Yeerongpilly Early Childhood Development Program
- 550 m to Yeronga Memorial Park
- 1.4 km to The Yeronga Village Shopping Mall
- 650 m to Yeronga State High School
- 280 m to Yeronga State School
- 1.2 km to Yeerongpilly Green Riverside Village
- 3.7 km to Princess Alexandra Hospital
- 4.7 km to Greenslopes Private Hospital
- 6.3 km to West End Ferry Terminal
- 8.6 km to Brisbane CBD

Tucked away in a lush, tree-lined street within a modern, well-kept complex, this rendered, and timber-clad residence presents stunning curb appeal. Its low maintenance exterior is framed by easy-care shrubs and a secure gate that opens to a large, paved front courtyard - the perfect sunny spot for brunches, reading, or relaxed alfresco hosting. A double tandem garage sits on the ground level with internal stairs to the living area above, or access can also be gained via the courtyard for added ease.

Step inside to a radiant and refined open plan living and dining area, filled with natural light and cooled by ducted air conditioning. Downlights add a warm, ambient glow, while the seamless design makes it easy to host guests or unwind after work in style.

Sleek bi-fold doors extend the living space out to a wide tiled balcony, complete with downlights, a ceiling fan, and outdoor blinds for privacy and shade. Whether it's a quiet evening drink or weekend barbecue, this is a relaxed and private place to entertain with ease.

The overlooking kitchen is a true centrepiece - pristine and modern in a timeless palette of



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grey and white. With gleaming stone counters, a central island, plentiful cabinetry, gas stovetop, and a stunning timber bi-fold servery window to the front courtyard, this is a practical yet beautiful space that makes catering feel effortless.

Head upstairs and you'll find three carpeted bedrooms, all generously sized for comfort and rest. Two include built-in robes, while one enjoys a cosy, tiled private balcony. The master retreat is further enhanced by its own intimate decked balcony and stylish ensuite with a large shower. A second bathroom services the rest of the floor, featuring a combined shower and bathtub with contemporary finishes.

Additional Features:

- Powder room on the first floor
- Laundry located in the garage
- Storage cupboard on the second floor

If you're searching for a modern, move-in ready townhouse in a prime inner-city locale, this is an opportunity that won't last. Contact Jonas Leong or Benjamin Leong today to find out more or arrange your inspection before auction day.

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Inspired by Family Pty Ltd with Sunnybank Districts P/L T/A LJ Hooker Property Partners
ABN 15 622 283 596 / 21 107 068 020

More About this Property

Property ID	B32VF4R
Property Type	Townhouse
Including	Ensuite Toilets (3) Courtyard Balcony Dishwasher Outdoor Entertaining Built-in-Robes Fully Fenced Remote Garage

Jonas Leong 040 716 6298

Agent with Benjamin Leong | jonasleong@ljhpp.com.au

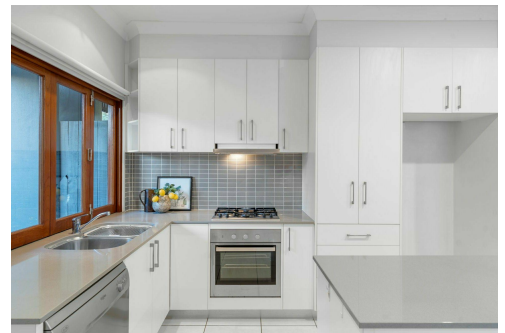
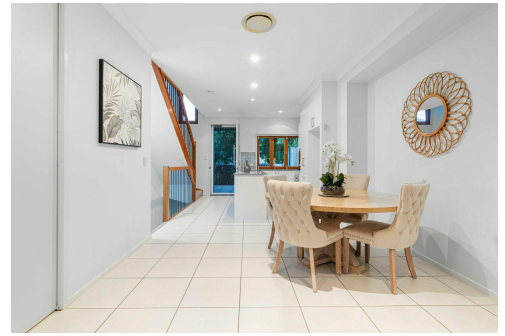
Benjamin Leong 0407 712 392

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

LJ Hooker Property Partners 07 3344 0288

25 Pinelands Road, SUNNYBANK HILLS QLD 4109

propertypartners.ljhooker.com.au | sunnybankhills@ljhpp.com.au

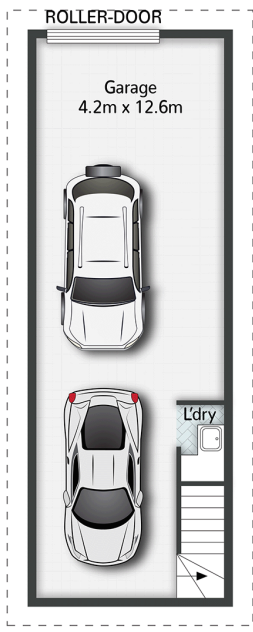


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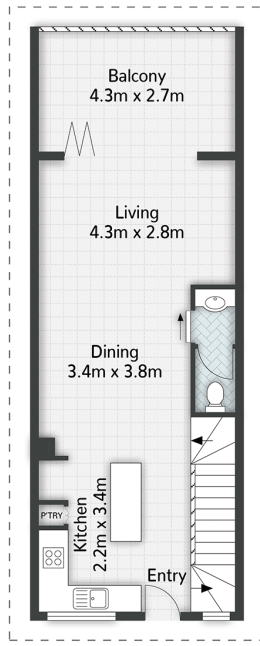
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LEGEND

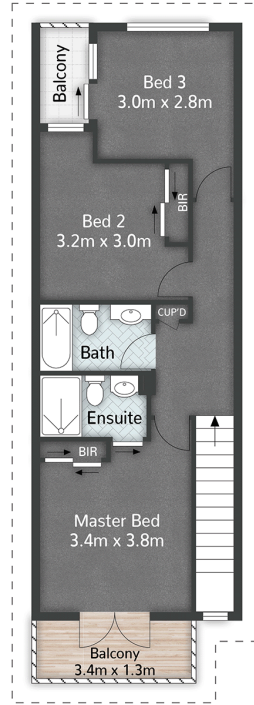
- 1 RESIDENCE
- 2 BALCONY



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



SITE PLAN



2/25 Christensen Street YERONGA

3 | 2 | 2 | 172m² | 182m²

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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.