

## Yeronga, 4/14 Eversley Terrace

SOLD BY JANE ELVIN

Outgoings:

Body Corp Levies: \$1,083.67/qtr

Sinking Fund: \$21,681.32

BCC Rates: \$386.75/qtr

4/14 Eversley Terrace, Yeronga presents a rare opportunity to secure a luxury lifestyle in the growth suburb of Yeronga. Located within a boutique complex of only 4, this modern townhouse with street frontage was designed to provide the ultimate in finishes, privacy, and stylish suburban living in a quiet, leafy street.

Upon entering the home, you are welcomed by an easy living and spacious floorplan, capturing natural light and fresh breezes all year round. The main living space offers ample room for the oversized furniture and comprises open plan



**Disclaimer:** 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.

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**For Sale**

Please Call

**View**

[ljhooker.com.au/1B71H31](http://ljhooker.com.au/1B71H31)

**Contact**

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**LJ Hooker Annerley | Yeronga |  
Salisbury  
(07) 3848 7369**

dining, modern kitchen and an outdoor terrace overlooking the front yard, ideal for the avid entertainer. The kitchen boasts quality Miele appliances, integrated Bosch dishwasher, island bench and great storage. The lower level also conveniently includes a full-sized laundry and powder room.

Ascend the timber staircase to the three good sized bedrooms. The main bedroom is ensuited with a wall of built-in wardrobes and balcony to enjoy the outlook and natural breezes. The other two, oversized bedrooms are located to the back of the layout offering great separation, both with built-in wardrobes and serviced by the main bathroom. The bonus on this level is the designated study or sitting area.

Complete this outstanding opportunity with a rare, oversized, double lock up garage; ducted air-conditioning throughout; fenced front yard ideal for the fur babies; all you have to do is move in and enjoy everything on offer.

You are so close to every convenience imaginable, walk to Hyde Rd Kindy, St Sebastian's Primary School, Yeronga Village Shops, Club Yeronga, Hyde Rd dog park, cafes, train & bus; a bike ride to the Green Bridge connecting you to the University of Queensland; with easy access to Yeerongpilly Green development, QLD Tennis Centre, hospitals & private schools; and within 5km to the CBD. All the conveniences at your fingertips, but quietly located away from the hustle and bustle in the beautiful Yeronga pocket.

#### Stand Out Features:

- Stylish, modern townhouses in boutique complex of 4 - all owner occupied
- Spacious open plan living and dining with room for the oversized furniture
- Designer kitchen with island bench, feature cabinetry, Miele appliances & integrated Bosch dishwasher
- Three oversized bedrooms, main bedroom nicely separated to the front of the layout
- Main bedroom with ensuite, built-in wardrobe & front balcony
- Bedroom 2 & 3 both have built in wardrobes, conveniently located beside the main bathroom
- Ducted air-conditioning throughout + ceiling fans
- Powder room on the lower level
- Separate laundry on the lower level
- Oversized, side by side double garage with room for the extra storage
- Walk to train, bus, shops, dog park, cafes, Hyde Rd Kindy & St Sebastian's Primary School
- Bike ride to the Green Bridge & QLD Tennis Centre
- Easy access to Major Hospitals, Major Universities & Prestige Private Schools
- Only 5km to the CBD ensuring work and play are never too far away

Call Jane today to book your private inspection or discuss this opportunity further.

Please note the photos are of Townhouse 1, the mirror image of townhouse 4 internally.



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## More About this Property

<b>Property ID</b>	1B71H31
<b>Property Type</b>	Townhouse
<b>Including</b>	Ensuite Study Air Conditioning Balcony Dishwasher Built-in-Robes STUDY POWDER ROOM ENSUITE DUCTED AIR CON CEILING FANS INTEGRATED DISHWASHER GARAGE FENCED

### Jane Elvin 0408 344 417

Principal – Sales & Marketing Consultant |

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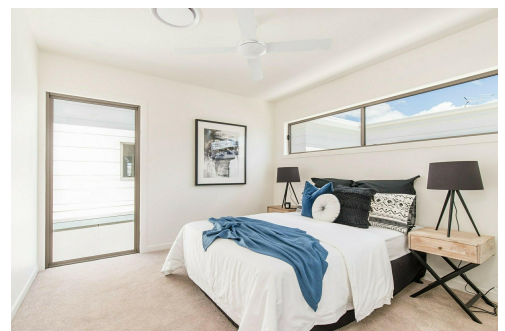
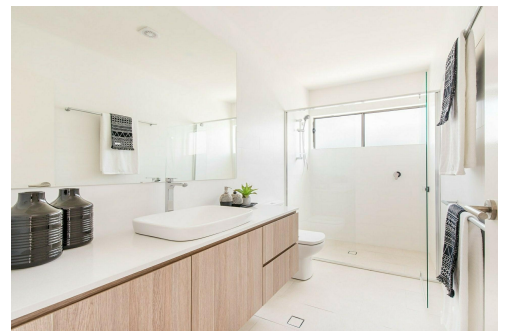
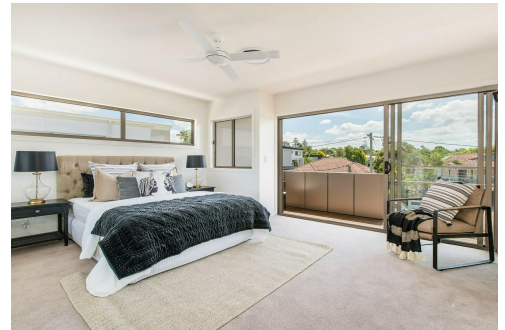
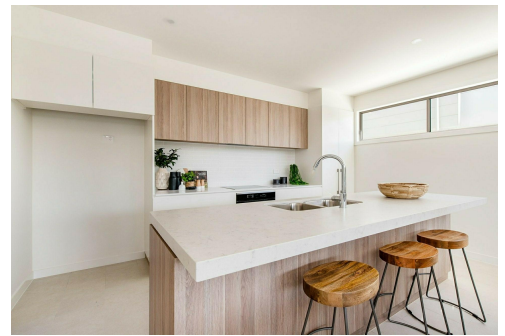
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#### 4/14 EVERSLEY TERRACE, YERONGA

This plan is not to scale. Areas and dimensions are approximate and therefore plan should only be used for illustrative purposes. Plants are decorative only. Floor Plan by [wideangles.com.au](http://wideangles.com.au)

INT: 174 sqm  
EXT: 21 sqm  
**TOTAL: 195 sqm**