



## Zillmere, 17 Illawong Street

Charming Post-War Home in Premium Elevated Position - 647m2 Block

Perfectly positioned on a quiet street in one of Zillmere's most desirable pockets (right on the border of Aspley), this charming post-war home sits on a generous 647m2 block and presents an exceptional opportunity for both homeowners and investors alike.

Offered to the market for the first time since it was built, this home has been wonderfully maintained by the long-term owners and features exceptional scope to live-in, rent out or renovate and add value!

Located just 11km from the Brisbane CBD, the home has an incredibly convenient position with every service and amenity at your fingertips! Robinson Road Marketplace is within walking distance (850m) and Queensland's largest Shopping Centre, Westfield Chermide is a short 4 minute drive away, providing the ultimate retail, restaurant and cinema experience. Catching public transport doesn't get any easier with city express bus stops nearby and Geebung train station just a 3 minute drive away. Extensive parklands



**For Sale**  
For Sale Now

**View**  
By Appointment

**Contact**  
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**LJ Hooker Aspley | Chermide**  
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**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.

(Marchant Park, 7th Brigade Park and Rainbow Lorikeet Park), including bike/walking paths, playgrounds and picnic facilities, are also within a short walk! Being a family friendly area, there are also a variety of excellent primary and secondary schools nearby with St Dymrna's Primary School at the end of the street, and Aspley State High School, Aspley East State School and Zillmere State School all just around the corner.

Special features include:

- \* Charming post-war home on a spacious and elevated 647m2 block with a sought-after North/South aspect.
- \* The home has been wonderfully maintained by the original owner and has superb street appeal.
- \* Timber chamferboard construction with a tiled roof, rich hardwood floors under the carpet, high ceilings, timber casement windows and ornate plaster corning.
- \* Spacious lounge and dining area with plenty of windows.
- \* Neat and tidy kitchen with modern appliances (oven and electric cooktop).
- \* Covered deck which overlooks the backyard and captures beautiful elevated views, the ideal spot to relax and enjoy a morning coffee or afternoon drink.
- \* Three generous and light filled bedrooms.
- \* Tiled sunroom to the front of the home.
- \* Original but tidy family bathroom (with separate shower and bath) and a separate toilet.
- \* Under the house comprises an expansive, secure and sealed storage and workshop space with a single car garage. This area has exceptional clearance height and offers so much potential!
- \* Expansive and fully fenced front and back yards, ideal for families, pets and avid gardeners. There is fantastic width down both side of the house, allowing for easy access to the backyard.
- \* Other features include a water tank, security screens and NBN (Fibre to the Premises)

Opportunities to purchase properties like this in such a prime position are incredibly rare, so move quickly to avoid disappointment!

For further information or to arrange your inspection, please contact Joshua Waters.

## More About this Property

<b>Property ID</b>	3AB6F1R
<b>Property Type</b>	House
<b>Land Area</b>	647 m2
<b>Including</b>	Deck Remote Garage

### Joshua Waters 0417 800 991

Buisness Owner, Sales Consultant and Registered Valuer |  
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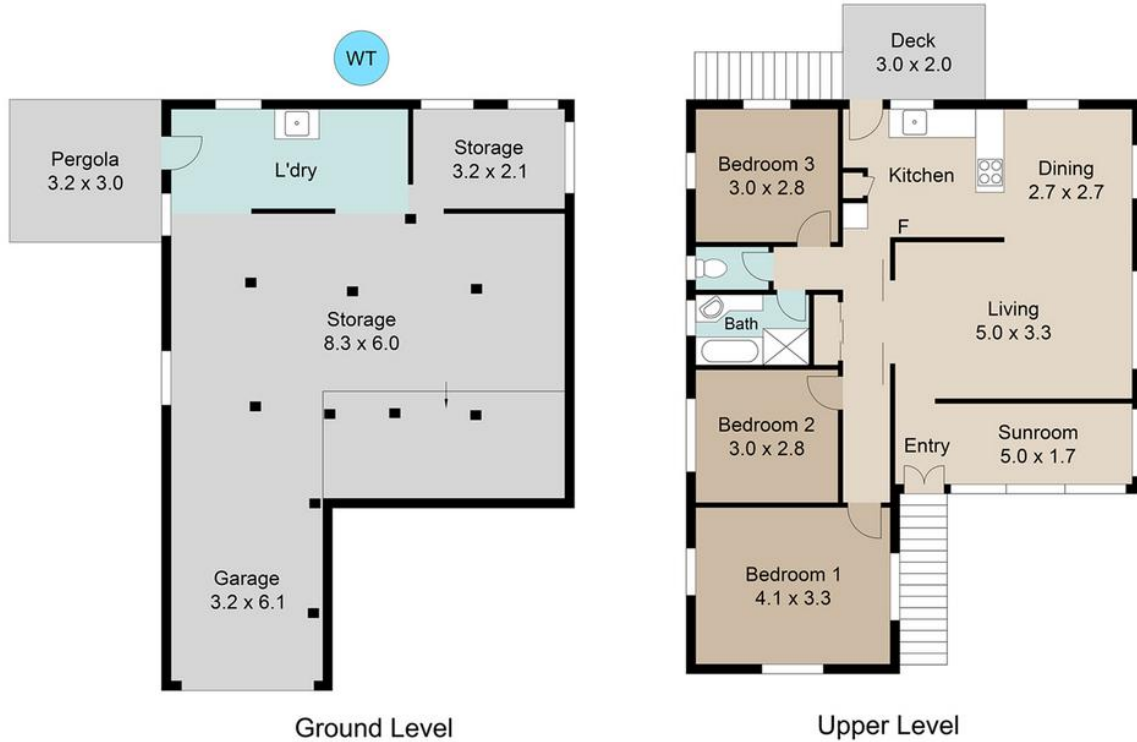
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Ground Level

Upper Level



**Internal 169 m<sup>2</sup> | External 16 m<sup>2</sup> | Total 185 m<sup>2</sup>**

*Floor plans are intended to give a general indication of the proposed layout only. All images and dimensions are not intended to form part any contract or warranty.*