

**1211/48 Jephson Street, Toowong, QLD, 4066**



**Apartment For Sale**

Thursday, 1 August 2024

1211/48 Jephson Street, Toowong, QLD, 4066

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Dan Turner

0733664033

## Impeccable Illumina

Presenting 1211/48 Jephson Street-a sophisticated two-bedroom residence nestled within the esteemed 'Illumina' complex. This modern home offers a blend of elegance and convenience, making it a standout choice for discerning buyers.

Situated in the sought-after suburb of Toowong, this property benefits from its proximity to highly regarded schools and academic institutions, enhancing its appeal. Toowong itself is a serene haven, characterised by its lush green landscapes, charming residences, and proximity to the beautiful Brisbane Botanic Gardens. The area provides a range of scenic walking, running, and cycling trails along the riverside, making it easy to enjoy the natural beauty and reach Brisbane's central business district.

This residence is a prime opportunity, particularly given the substantial investments being made in Toowong and the ongoing improvements by the local council. As one of Brisbane's most desirable suburbs, Toowong offers an enviable lifestyle with a host of amenities and attractions.

The property features two spacious bedrooms, each with built-in wardrobes, and comes with the added convenience of a secure parking space. The location is ideally positioned close to Toowong Village, which boasts a Coles supermarket and over 80 specialty stores. It is just 3.5 kilometers from Brisbane's CBD, ensuring easy access to the city's heart.

Surrounded by renowned educational institutions, including:

- University of Queensland (UQ)
- Queensland University of Technology (QUT)
- Brigidine College
- Brisbane Boys' College
- Brisbane Grammar School
- St Ignatius Catholic School
- St Peter's Lutheran College
- Stuartholme School
- Toowong State School

Conveniently located:

- 6-minute drive from Indooroopilly Shopping Centre
- 8-minute drive from Brisbane Botanic Gardens at Mt Coot-tha

Accessible public transportation options:

- Bus services
- Train services
- City Cat Ferry services