

5/88 Dooring Street, Dickson, ACT, 2602

Townhouse For Sale

Wednesday, 8 January 2025



THE
PROPERTY
COLLECTIVE

5/88 Dooring Street, Dickson, ACT, 2602

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: Townhouse

Spacious Townhouse Living in the Heart of Canberra's Leafy Inner North

Nestled in a coveted Inner North location, this four-bedroom townhouse offers the perfect blend of urban convenience and serene living. Surrounded by lush greenery, it's just moments from top schools, vibrant eateries, and the light rail, making it an ideal home for families or professionals.

Step inside to discover a light-filled sanctuary, thoughtfully designed with high ceilings and a north-facing aspect that bathes the interiors in natural light. The warmth of hardwood timber floors creates a welcoming ambience, seamlessly connecting the segregated living and dining areas for a flexible and functional layout.

At the heart of the home, the gourmet kitchen boasts SMEG appliances, luxurious 40mm waterfall stone benchtops, and a marble-effect splashback. An undermount double sink and ample workspace make it the perfect setting for culinary creations and gathering with loved ones.

The master suite is generously proportioned, offering a private retreat to unwind. Three additional double bedrooms provide space for family or guests, while the modern bathrooms, complete with premium finishes, ensure comfort and style throughout.

Outdoor living is a delight with front and rear courtyards, ideal for entertaining or quiet relaxation. With multiple outdoor areas, there's ample room for children, pets, or your garden oasis, all in a secure and private setting.

Situated in a blue-chip suburb, this home is a short stroll from Ainslie and the Dickson dining precinct, renowned for its thriving foodie scene. Proximity to childcare, colleges, and public transport ensures unparalleled convenience, making this townhouse a rare offering in a prime location. Envision your life here and make it a reality today.

The perks:

- Large master bedroom and three generously sized double bedrooms
- Leafy Inner North suburb, close to schools, childcare, colleges, and Dickson's foodie hub
- Walking distance to light rail and a short stroll to Ainslie
- North-facing to the front, high ceilings, and light-filled interiors
- Hardwood timber flooring in main living areas
- Gourmet kitchen with SMEG appliances, 40mm waterfall stone benchtops, and marble-effect splashback
- Segregated living and dining areas offering flexible layouts
- Reverse cycle, ducted heating and cooling with zoned control
- Front and rear courtyards with multiple outdoor entertaining areas
- Secure, spacious outdoor areas suitable for pets or children to play

The numbers:

- Internal living 131m²
- Outside Areas 66m²
- Total Living 197m²
- Built 2020
- EER 6*s
- Strata Levies \$1,648 per 1/4
- Rates \$2,610 p/a
- Land Tax \$961 per 1/4
- Rental Estimate \$880 - \$930 per week

The Location:

- Ainslie Shops – 4 mins by car
- Dickson Shopping Precinct – 3 mins by car

- Nearest light rail stop - 8 mins on foot
- Daramalan College - 6 mins on foot
- Dickson College - 4 mins by car