



4/65 Melba Street, Downer




Modern comfort meets unbeatable convenience

Nestled in a boutique block, this cozy and stylish unit offers comfort and convenience in a prime location. Featuring brand new carpets and an updated kitchen and bathroom, the home blends modern touches with a practical layout. The spacious bedroom boasts a built-in robe, providing ample storage, while the living area offers plenty of room to unwind. A dishwasher is set to be installed, adding ease to your daily routine. With only one shared wall, you'll enjoy a greater sense of privacy and peace.

The property also includes access to a shared laundry, perfect for low-maintenance living. Situated just a 10-minute walk from the vibrant Gang Gang Café and Bar, you'll have easy access to local brunch spots and evening drinks. For even more convenience, the Dickson Shopping Precinct is just a 15-minute stroll away, offering a range of shops, restaurants, and services. This well-connected home is the perfect choice for anyone seeking a comfortable lifestyle in a highly desirable location.

Features:

- Brand new carpets
- Updated Kitchen and bathroom

1  1  1 

FOR RENT

\$430 P/W

VIEW

Wed 8th Apr @ 4:15PM - 4:30PM

AGENTS

Daniella Jadric
daniella.jadric@ljhdickson.com.au

Jade Ivory
0466 430 868
jade.ivory@ljhdickson.com.au

AGENCY

LJ Hooker Dickson
(02) 6257 2111

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.

 **LJ Hooker**

- Only one shared wall
- Dishwasher
- Large Bedroom
- Built in robe in bedroom
- " Shared Laundry
- " 10-minute walk to Gang Gang Café and Bar
- 15 Minute Walk to Dickson Shopping precinct

Downer is a charming, leafy suburb in Canberra's inner north, known for its relaxed community vibe and tree-lined streets. It offers a blend of suburban tranquility and urban convenience, with nearby parks, bike paths, and local cafés creating a vibrant lifestyle. Downer is highly sought after for its proximity to great dining, schools, and public transport, making it a perfect place to call home.

Facts:

Availability: 23rd of February 2026.

Lease Period: 12 months

Applications: Applications will be accepted prior to viewing this property.

Parking: 1 carport space

Cooking: Electric oven and stovetop

Heating: N/A

EER: No current EER available

Adaptable housing and minimum standards: The property is exempt from the minimum ceiling insulation standard.

Embedded networks: The property is awaiting information from the Owners Corporation

PETS: Please be aware that at all stages of tenancy this property requires consent to be sought from the lessor for the keeping of any pets at the premises. Consent must be provided before any pets are at the premises.

RENTING BOOK:

https://www.justice.act.gov.au/data/assets/pdf_file/0008/2443472/Renting-Book-May-2024.pdf

Disclaimer:

Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, LJ HOOKER DICKSON does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.

WISH TO INSPECT?

1. Click on the "BOOK INSPECTION" button available on our website
2. Register to join an existing inspection
3. If no time offered, please register so we can contact you once time is arranged
4. If you do not register, we cannot notify you of any time changes, cancellations or further inspection times.

EER ★★★★★

MORE DETAILS

Property ID 1HKMC8F92
Property Type Unit

Daniella Jadric

Property Manager | daniella.jadric@ljhdickson.com.au

Jade Ivory 0466 430 868

Executive Property Manager & Business Development Manager |
jade.ivory@ljhdickson.com.au

LJ Hooker Dickson (02) 6257 2111

36 Woolley Street, DICKSON ACT 2602

dickson.ljhooker.com.au | info@ljhdickson.com.au



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