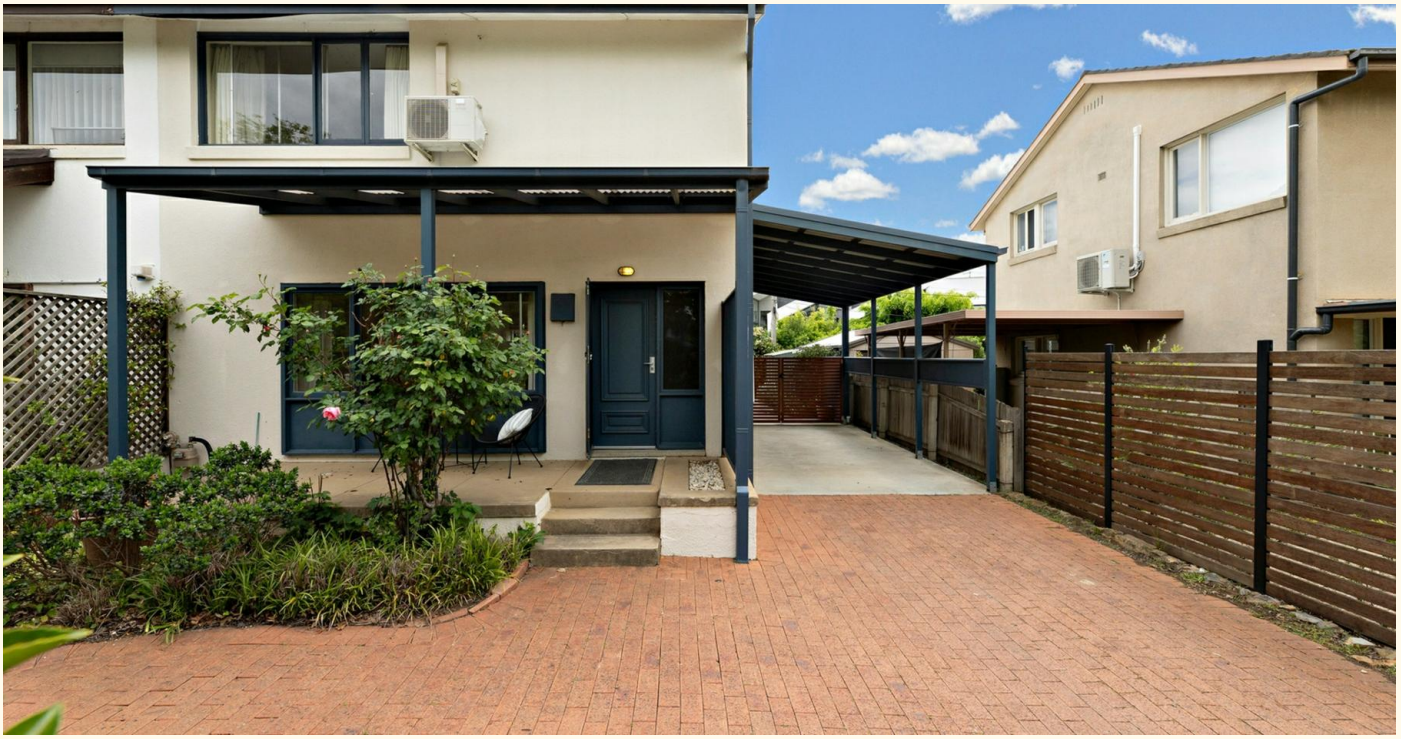
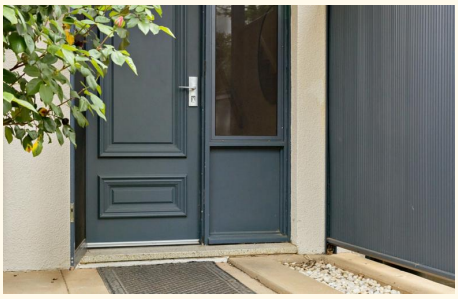








5 Guthrie Street, Dickson

Where Character Meets Convenience

Auction Location: On-Site

Some homes stand out for what they offer today, while others leave room to imagine what they could become. At 5 Guthrie Street, Dickson, established character, a modernised kitchen and inviting living spaces provide a comfortable starting point, with the flexibility to add your own style over time. Set in a well-connected Inner North location, this is an opportunity to make a home your own in a suburb that continues to draw buyers for its lifestyle and convenience.

Set on a 331m² block, the home centres around an open-plan living and dining area, where timber flooring and a fireplace create a warm, welcoming atmosphere. The adjoining kitchen has been modernised with ample cabinetry, generous bench space and quality appliances, while large windows bring natural light into the living areas. Sliding doors open onto the rear deck, extending the space outdoors for morning coffee, weekend entertaining or a quiet afternoon at home, with an electric awning providing additional shade when needed.

Three well-sized bedrooms offer comfortable accommodation, serviced by a central bathroom and a separate powder room, a

3 1 2

AUCTION
Sat 7th Nov @ 11:30AM

VIEW
Wed 4th Nov @ 5:00PM - 5:30PM

AGENTS

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Interested parties must rely solely on their own enquiries.

practical addition for families and visiting guests. With established character throughout and the key elements already in place, there is scope to introduce your own finishes and updates, creating a home that reflects your personal taste while adding value over time.

Whether you are stepping into the market, searching for an investment or looking for a property with potential to personalise, 5 Guthrie Street presents an appealing opportunity to secure a foothold in Dickson. The combination of comfortable existing spaces, outdoor entertaining and future potential makes it a home that can evolve with your needs.

Beyond the property, Dickson offers a lifestyle built around convenience and connection. Local cafés, restaurants, supermarkets and everyday essentials are all close by, while the light rail and bus interchange make travelling into Canberra City simple. Braddon and the wider Inner North are also within easy reach, and Daramalan College is just a short stroll away, placing education, transport and lifestyle amenities close to home.

At a Glance:
- Three well-sized bedrooms
- Central bathroom plus separate powder room
- Open-plan living and dining with fireplace
- Modernised kitchen with ample storage and bench space
- Timber flooring and established character
" Rear deck with electric awning
" 331m² block
- Carport parking
" Scope to personalise and add value
" Approx. 2-minute walk to Dickson shops, cafés and restaurants
- Approx. 7-minute walk to Dickson Light Rail and Bus Interchange
- Approx. 1-minute walk to Daramalan College
- Convenient access to local schools, everyday amenities and Canberra City











MORE DETAILS

Property ID	1HKNNYF92
Property Type	DuplexSemi-detached
House Size	115 m2
Land Area	331 m2
EER	4.5

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Ground Level



Level 1

The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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