



Dickson, 506/258 Northbourne Avenue

Resort Style Living in the Award Winning Mulberry Complex

Welcome home to a stylish, west-facing apartment in the sought-after Mulberry complex, offering the perfect blend of comfort, convenience, and high end finishes. Whether you're looking to move in or invest, this is an opportunity you don't want to miss.

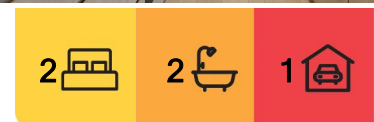
Step inside and enjoy light-filled open-plan living, featuring timber flooring, floor-to-ceiling double glazed windows, and seamless indoor-outdoor flow to a generous balcony.

Designed for modern living, the kitchen boasts 40mm stone benchtops, a spacious island, and premium Fisher & Paykel appliances, including a gas cooktop, oven, and integrated dishwasher. The main bedroom features a walk-in robe, private ensuite, and balcony access, while the second bedroom includes a built-in robe and its own balcony access.

This award-winning complex stands out with resort-style amenities, including a heated



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.



For Sale
\$621,000+

View
By Appointment

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pool, BBQ terrace, and an entertainment area with stunning Mount Ainslie views.

Experience the best of city living while enjoying peace and privacy.

Features:

- * Award-winning Mulberry complex with premium finishes
- * Spacious open-plan living with double-glazed floor-to-ceiling windows
- * Designer kitchen with stone benchtops & ample storage
- * Two generously sized bedrooms, both with balcony access
- * Main suite with ensuite & walk-in robe
- * Secure car space & storage cage
- * Resort-style rooftop with a heated pool, BBQ area, cabana seating & Zen garden

Location Perks:

- * Light rail stop —3 minute walk
- * Dickson CBD —10 minute walk
- * Daramalan College —12 minute walk
- * Canberra City —5 minute drive

Investment & Outgoings:

- * Body Corporate: \$4,576 p.a. approx.
- * Rates: \$2,008 p.a. approx.
- * Land Tax: \$2,510 p.a. approx. (if applicable)
- * Rental Appraisal: \$650 - \$700 p.w.
- * Living: 78m² approx. | Balcony: 16m² approx. | Car space: 19m² approx.

Parking for inspections: The most convenient parking is at 55 Dooring Street. Follow the signs to locate the building. Need assistance? Call 0451 404 198.

Disclaimer:

While all care has been taken in compiling information regarding properties marketed for rent or sale, we accept no responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. All parties should rely on their own investigation to validate the information provided.



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More About this Property

Property ID	1TQXFMM
Property Type	Unit
House Size	78 m2
EER	6
Including	Air Conditioning Balcony Secure Parking

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Approx. total area: 71m²



Disclaimer: Plans are indicative only and should be checked by the prospective purchaser.
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