



169 Antill Street, Downer

Rare Dual-Occupancy Opportunity in the Heart of Downer

Set on a generous, flat 914m² block, This property presents an exceptional opportunity for investors, large families, or multi-generational living, offering flexibility, space, and future potential in a tightly held inner-north location.

The property features two separate three-bedroom homes, ideal for a variety of living arrangements. The front residence is enhanced by a large rear entertaining deck, perfect for hosting family and friends, relaxed outdoor dining, or enjoying Canberra's seasons in a private setting. The second residence is newly built, delivering modern finishes, a contemporary layout, and excellent appeal for owner-occupiers or tenants alike.

The expansive 914m² block is flat and free of major trees, maximising usable space and providing scope for outdoor living, low-maintenance landscaping, or future improvements.

Ideally positioned just moments from Dickson Town Centre, the property enjoys easy access to cafés, shops, transport, and lifestyle

6 3 0

AUCTION

Wed 25th Feb @ 6:00PM

VIEW

By Appointment

AGENTS

Tim Russell
0416 087 834
tim.russell@ljhooker.com.au

Jackson White-Brettell
0421 479 376
Jackson.white-brettell@ljkaleen.com.au

AGENCY
LJ Hooker Kaleen
(02) 6241 1922

amenities, as well as proximity to respected education options including Dickson College and Daramalan College.

Whether you're seeking a strong investment, a home for a large or extended family, or a multi-generational living solution with privacy and independence, this versatile property delivers outstanding value in a premium location.

Features:

- Dual occupancy on a single title
- Two x three-bedroom homes
- Newly built second residence
- Large entertaining deck to the rear of the front home
- Flat, usable 914m² block with no major trees
- Close to Dickson Town Centre, schools, and transport

Property Info:

Rates: \$4,866 pa approx

Land Tax: \$10,085 pa approx

EER: 0

All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries. •



MORE DETAILS

Property ID	2GZPF9Q
Property Type	House
Land Area	914 m ²
Including	Air Conditioning Dishwasher includes fridge washing machine and cupboards

Tim Russell 0416 087 834

Franchise Owner / Sales Manager / Licensed Agent & Auctioneer
ACT/NSW | tim.russell@ljhooker.com.au

Jackson White-Brettell 0421 479 376

Executive Assistant to Tim Russell | Jackson.white-brettell@ljhkaleen.com.au

LJ Hooker Kaleen (02) 6241 1922

Cnr Maribyrnong Avenue &, Georgina Crescent, KALEEN ACT 2617
kaleen.ljhooker.com.au | kaleen@ljhooker.com.au



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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 **LJ Hooker**