






6 Stow Place, Watson

3  1  2 

An Exclusive Offering - Endless Opportunity.

Step into charm and possibility at 6 Stow Place, Watson — a delightful, freestanding brick home nestled at the end of a peaceful, family-friendly cul-de-sac. Lovingly owned by just one family since it was built, this cherished home has been carefully maintained over the years and is now ready for its next chapter. With a practical single-level layout and loads of potential, it's the perfect fit for first-home buyers, savvy investors, downsizers, or renovators looking to secure a property in one of Canberra's most promising suburbs.

Set on a generous RZ2-zoned block, the property not only offers comfortable living now but also exciting future development potential (subject to approval). Whether you're looking to move straight in, rent it out, renovate to add value, or explore redevelopment options, this is a rare and versatile opportunity.

Inside, you'll find a light-filled layout that feels instantly welcoming. The home offers ducted electric heating and cooling for year-round comfort, and large windows ensure natural light flows through the living areas. The separate kitchen is neat and functional with electric cooking and plenty of storage space, while the adjoining meals area provides a lovely spot to enjoy your morning coffee or family dinners.

FOR SALE
By Negotiation

AGENTS

Andrew Grenfell
0424 858 529
andrew.grenfell@ljhcanberracity.com.au

AGENCY

LJ Hooker Canberra City
(02) 6249 7700

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**

The bathroom is a charming original with a full-sized bathtub, separate shower, and pedestal basin. A separate toilet adds practicality, and all bedrooms are fitted with built-in robes, offering generous storage.

Outside, the home continues to impress with a spacious, fully fenced backyard —perfect for children, pets, or future garden plans. There's a classic Hills Hoist, 2 garden sheds, and established greenery, giving it a nostalgic, lived-in charm. A large metal garage, double undercover carport, fitted out studio, and extra storage space provide flexibility for parking, hobbies, or a workshop.

Exciting changes are coming just across the road! Construction is underway on a destination-style playground and community space next to Canberra Technology Park. This vibrant new hub will feature inclusive play equipment, multi-use courts, a grassed amphitheatre, 108 new trees, fitness stations, a skating element, and accessible paths. With bike parking, picnic shelters, BBQs, and family-friendly facilities, it's set to become a dynamic space for all ages to enjoy.

Perfectly located just minutes from local schools, shops, public transport, and the vibrant Dickson precinct, this home combines peace and convenience in equal measure. Whether you're looking for a place to call home, a solid investment, or a future-forward development site, 6 Stow Place is a rare find that offers heart, history, and huge potential.

Don't miss your chance to secure a piece of Watson —and its bright, exciting future. Contact us today to arrange your inspection.

Rental appraisal - \$690 - \$720 P/W

Internal: 87m2

Block: 827m2

EER: 0.5 Stars

Features:

Freestanding brick home in quiet cul-de-sac
Lovingly maintained by one owner since built
Spacious RZ2-zoned block with development potential (STCA)
Light-filled living area with large windows
Ducted electric heating and cooling throughout
Neat, functional kitchen with electric cooking and ample storage
Adjoining meals area with sunny outlook
3 bedrooms, all with built-in robes
Charming original bathroom with pastel pink bathtub, separate shower, and pedestal basin
Separate toilet for added convenience
Generous, fully fenced backyard with established gardens
Classic Hills Hoist clothesline
Large metal garage plus adjoining double carport and storage
Garden sheds and additional outdoor storage
Single-level layout for easy living
Minutes to schools, shops, public transport, and Dickson precinct
Walking distance to Canberra Technology Park
Exciting new destination playground and community space under construction nearby

Nearby:

Walking distance to the Canberra Technology park
Walking distance to Majura Primary
Walking distance to the Watson shops
13 minute drive to the city centre (Bunda Street)

7 minute drive to Dickson Shops
3 minute drive to the Australian Catholic University
12 Minute drive to the University of Canberra
12 Minute drive to Australian National University

Rates: \$4,632 Per Annum
Land Tax: \$9,474 Per Annum

MORE DETAILS

Property ID	2DC9FHK
Property Type	House
EER	0.5

Andrew Grenfell 0424 858 529

ACT Licensed Agent | andrew.grenfell@ljhcanberracity.com.au

LJ Hooker Canberra City (02) 6249 7700

1st Floor, 182 - 200 City Walk, CANBERRA CITY ACT 2601
canberracity.ljhooker.com.au | canberracity@ljhooker.com.au



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.



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries.



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.

