

**20/12 Challis Street, Dickson, ACT 2602**

STONE

**Apartment For Sale**

Saturday, 2 December 2023

20/12 Challis Street, Dickson, ACT 2602

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 68 m2**

**Type: Apartment**



Kris Hellier  
0413799700



Darby Langdown  
0432799221

**\$390,000+**

Nestled in Dickson's heart, this 1 bedroom + study apartment is all about comfortable living and practicality. The open-plan setup blends relaxation and socializing seamlessly, while the modern kitchen offers style and functionality with its sleek appliances and ample storage. Convenience is key here, with a vibrant food scene just a stone's throw away-countless cafes, restaurants, and bars to explore. Nearby supermarkets and shops cover your everyday needs. Step onto the covered balcony from the living area for a relaxed space to hang out or host friends. Plus, there's a tranquil central courtyard with greenery. You've got secure parking, but the nearby Light Rail makes city travel a breeze. It's about balancing ease and accessibility for a fuss-free urban lifestyle. Living: 57sqm Balcony: 11sqm Total: 68sqm - Sunny, open plan design - Bedroom with built in robe - Large study, able to be used as a second bedroom - Functional kitchen equipped with electric cooktop, oven and dishwasher - Large bathroom with oversized shower - Practical European laundry - Separate toilet - Split system installed - Secure underground parking and storage cage - Phenomenal location with a wide array of restaurant and café options, schools, Woolworths and Coles, gyms and the light rail all within walking distance Rates: \$1,483.62 per annum (approx.) Land tax: \$1,899.23 per annum (approx.) Body corporate: \$6,433.28 per annum Disclaimer: The material and information contained within this marketing is for general information purposes only. Stone Gungahlin does not accept responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. You should not rely upon this material as a basis for making any formal decisions. We recommend all interested parties to make further enquiries.