

**402/6 Cape Street, Dickson, ACT 2602**



**Sold Apartment**

Monday, 14 August 2023

402/6 Cape Street, Dickson, ACT 2602

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 87 m2**

**Type: Apartment**



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**\$559,000**

Price Guide above \$595,000. Must be sold. Don't miss this rare High investment return property!The Dickson area has lots of potential in the future. This property is perfect for buyers who are looking for a reasonable sized modern apartment that has a great location to Chinatown. Moreover, the location is closeby to the city centre and a quick drives to other sides of Canberra. The master bedroom has an ensuite with built-in wardrobe, with plenty of storage. It also features a balcony, with a view that overlooks the area.Features:- Family friendly neighborhood- 5 min walk to the nearest grocery store (Woolworths and multiple Asian stores)- 5 min walk to the nearest light rail station- Great cuisines to explore, short walking distance to some popular restuarants (Ruby, Kimchee, Hanok Korean BBQ)- Located near multiple private schools and colleges (Wonderschool Dickson, Daramalan College, Lyneham High School)- Includes a study room- Modern kitchen with open plan layout- Ensuite with bathtub- Shared common area overlooking the neighborhoodFigures you must know: (Approx)Rates: \$434.00 (per quarter)Strata Levy: \$906.23 (per quarter)Water: \$170.95 (per quarter)Land Tax: \$509.66 (per quarter if rented out)Current rent: \$700 per week with a fixed term lease until 12/02/2024.Built Year: 2018Total living size: 87 per square metre.EER: 6Disclaimer:Please note that whilst all care has been taken regarding general and marketing information collected for this sale advertisement, Uplus Real Estate does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. We encourage prospective buyers to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.