

**607/258 Northbourne Avenue, Dickson, ACT 2602**

**CARTER + CO**

## **Apartment For Sale**

Tuesday, 6 February 2024

607/258 Northbourne Avenue, Dickson, ACT 2602

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 51 m2**

**Type: Apartment**



Braith Hartfield  
0261763443

## Offers over \$480,000

The features you want to know! + Spacious open plan living + Spacious balcony with access from living and bedroom + 40mm Stone benchtops + Fisher & Paykel Gas Cooktop+ Fisher & Paykel Electric Oven + Built-in entertainment cabinet in living room+ LJ Reverse cycle air conditioning units in living and bedroom + Floor to ceiling tiles in bathroom + Large vanity with additional storage in shaving cabinet+ Bedroom with Carpet and Mirrored built-in-robe + Double Glazed windows throughout + Storage cage in basement + Communal gardens and veggie patch for residents use + Rooftop pool with views to Black Mountain + Conveniently positioned within a 5 minute walk to light rail stop+ 10-minute drive to Canberra CBD+ 5-minute drive to ANU, 17 minutes via Light Rail + 9-minute drive to University of Canberra, Bruce Why you want to live here! Introducing unit 607, situated in the ever so sought after complex, 'Mulberry'. Captivating the Urban Lifestyle, this apartment could soon be yours. Mulberry is known for being a standout complex, positioned perfectly in the suburbs of Dickson. Having won awards for complex of the year, you will be sure to enjoy all that your new home has to offer. Meticulously planned in today's terms for tomorrow's convenience, the residents enjoy a strong sense of place both indoors and out. The carefully considered design has allowed for communal spaces to feel luxurious, such as having a roof top pool, community veggie patches and roof top entertaining spaces. Your new home has been designed to feel spacious, light-filled, and warm. A combination of a light-colored palette, mixed with the subtle stone features creates a modern and inviting appeal. Finished to the highest of standards, you will be proud to call unit 607 your new home. The statistics you need to know! + Block: 4+ Section: 12+ Internal Living: 51m<sup>2</sup> (approx.)+ Balcony:17m<sup>2</sup> (approx.)+ Strata: \$2,849.40 pa (approx.)+ Rates: \$1,663.93 pa (approx.) + Land tax (if rented): \$1,850.83 pa (approx.) + Currently rented fixed term until May 2024 (\$500 per week)