

220 Duffy St, Ainslie, ACT 2602

Sold - 27/06/2026

House 4 2 1



Where the Bush Meets Brilliant Design

Auction Location: On Site

Open for Inspection

By Appointment.

Backing directly onto the Mt Ainslie Nature Reserve, this as-new residence offers a rare fusion of contemporary design, space, natural light, and an unbeatable Inner North lifestyle.

From the moment you arrive, the home's thoughtful design is immediately apparent. A welcoming entry with a practical mudroom sets the tone, leading to a beautifully light-filled interior where engineered timber flooring flows seamlessly throughout.

At the heart of the home, an impressive North-facing open-plan living and dining area is bathed in natural light, creating a warm and inviting atmosphere. Soaring vaulted ceilings enhance the sense of space and architectural interest, while sliding doors connect effortlessly to a covered outdoor patio, perfect for relaxed entertaining or quiet mornings overlooking the reserve.

The kitchen is both visually striking and highly functional, designed with effortless entertaining in mind. It features induction cooking, a generous island bench, and a substantial butler's pantry complete with its own sink, dishwasher, and extensive storage, allowing you to prepare, host, and keep everything neatly out of sight.

Accommodation is equally impressive. The oversized main suite offers a true retreat, complete with a walk-in robe, luxurious ensuite, and direct outdoor access. Framed by tranquil views of Mt Ainslie, it provides a rare and private connection to nature. Three additional bedrooms are all generously proportioned, each with built-in robes, comfortably accommodating family or guests.

A versatile second living area, ideal as a rumpus or home office, adds flexibility, while the main bathroom is thoughtfully appointed with a separate bath and a secluded toilet for added privacy. Practicality is seamlessly integrated throughout, with a large separate laundry offering external access, five reverse-cycle systems ensuring year-round comfort, Crimsafe security doors, rainwater tanks, and a wraparound deck that enhances both lifestyle and functionality.

All of this positioned in a picture-perfect Inner North setting, surrounded by established gum trees yet moments from the city. Enjoy immediate access to bushwalking and mountain biking trails, while being just a short stroll to the vibrant Ainslie shops, home to Edgar's Inn, Breizh Cafi ½, the acclaimed two-hatted Pilot restaurant, and family friendly IGA.

Despite its peaceful, nature-filled setting, you are only a short hike ride to Braddon or a quick drive to the Canberra CBD and Dickson Town Centre.

Listed By

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