

McGrath Property Fact Sheet

Some information from the owners

Address	15/4 Kirsten Court Maroochydore
Bed / Bath / Car	2 bed-1 bath-1 Powder Room-1 car
Land size	N/A
What first attracted you to this home?	Good living space, oversize bedrooms and wardrobe space. Great storage, lower-level powder room. East-Facing Courtyard and quiet area.
Why are you selling?	Moving Investments around
Inclusions to stay?	Dishwasher, Clothes Dryer
Broadband?	Local Retailer
Foxtel or Austar?	Local Retailer
Any solar and what Utility providers are you currently using?	No Solar
Where is the hot water service located?	Internally Stored new system on lower level
Any cooling or heating?	Ducted and Zoned Airconditioning
Any fireplaces and/or pumps?	No
Do you have a termite protection plan in place?	Body Corporate responsibility
House / roof construction	Brick building with Colourbond roof
What year was your home built?	Circa 1995
Any plans to extend or further renovate?	No New Oven, Hot water system, Fans, Security screens, Carpet and Timber verandah off Master Circuit Board replaced with 6 Safety Switches
Access points?	NA

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School catchments?	Maroochydore State Primary and High School
Closest public transport?	Maroochydore Road Bus Network
Any other benefits?	Close to School, Transport, Airport, Restaurants, beaches and River