

# Frequently Asked Questions

REASON FOR SELLING	Selling investment
TOTAL AREA	103 sqm
YEAR BUILT	2015
UNITS IN COMPLEX	32
STRATA PLAN	LOT 17 SP90767
CAR SPACE NUMBER AND BASEMENT	1 Car garage with extra storage
DATE OF PURCHASE	Feb 2025
OWNER OCCUPIED/TENANTED	Vacant
KITCHEN	Smeg Oven Smeg gas cooktop
HOT WATER SYSTEM	Gas - located near front entrance
AIR CONDITIONING	Yes split system in living room
INTERNET	NBN available
COUNCIL RATES	\$3,500 per annum (approx)
BODY CORP RATES	\$75 per week (approx)
SINKING FUND BALANCE	TBA
RENTAL ESTIMATE	\$750 to \$780 per week
SCHOOL CATCHMENT	Banora Point Public School - 1.2 km away Tweed River High School - 1.8 km away St Joseph's College - 0.8 km away St James' Primary School - 0.8 km away
ADDITIONAL INFORMATION	<ul style="list-style-type: none"> <li>• Ready to move in townhouse in quiet col-de-sac</li> <li>• Extra storage room off garage</li> <li>• Bright and airy</li> <li>• Open plan living</li> </ul>