

Frequently Asked Questions

8/2 Inland Drive, Tugun

McGrath

REASON FOR SELLING	Downsizing
TOTAL AREA	235 sqm
YEAR BUILT	2009
BUILDING NAME	The Parc
UNITS IN COMPLEX	187
STRATA PLAN	L8 SP210733
DATE OF PURCHASE	March 2009
OWNER OCCUPIED/TENANTED	Owner Occupied
COOKTOP	Fisher & Paykel gas cooktop Omega Dishwasher Fisher & Paykel Oven
HOT WATER SYSTEM	Gas
AIR CONDITIONING	Ducted & zoned airconditioning
POOL	Yes 2 x shared pools
INTERNET	NBN Ready
COUNCIL RATES	\$2050.28 per annum (approximately)
BODY CORP RATES	Sinking Fund - \$357 per quarter (approximately) Admin fund - \$1,164 per quarter (approximately)
SINKING FUND BALANCE	\$840,000 as of 31/01/2025 (approximately)
BUILDING AND PEST AVAILABLE	No

PET FRIENDLY	Yes, upon approval
SCHOOL CATCHMENT	Currumbin State School - 2.5km away PBC State School - 3.3km away Hillcrest Christian College - 4.6km away
RENTAL ESTIMATE	\$1,000 - \$1,100 per week (approximately)
EXCLUSIONS	Staging furniture
IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK	No

ADDITIONAL FEATURES

- On-site management to keep everything running seamlessly
- 2 x pools located within the complex
- Sauna room to unwind and refresh
- Two BBQ areas, including a sheltered space for entertaining
- Gym amenities
- Walking and cycling paths
- Lush landscaped gardens and open parklands to enjoy the outdoors
- Freshly painted throughout