

Frequently Asked Questions

Reason for selling	Selling investment
Total area	88 sqm (68 sqm apartment + 20 sqm car space and store room)
Year built	1981
Building Name	Laroona
Units in complex	9
Strata plan	L1 BUP4916
Car space number and basement	1 secure car space
Date of purchase	February 2015
Owner occupied/tenanted	Tenanted
Lease expiry date	10 th January 2027
Current rent	\$500 per week
Kitchen	Simpson electric cooktop and dishwasher, Baumatic oven
Hot water system	Electric
Internet	NBN available to connect to
Council rates	\$2,985.98 per annum (approx.)
Water rates	\$396.57 per quarter (approx.)
Body corp rates	\$80.05 per week or \$2,081.24 biannual (approx.)
Sinking fund balance	\$14,876.84 as at 3 Sep 2026
Rental estimate	\$600 to \$650 per week
School catchment	Coolangatta State School - 0.3 km away Palm Beach-Currumbin State High School - 7.0 km away Hillcrest Christian College - Coolangatta Campus - 0.7 km away St Joseph's Primary School - 1.0 km away Lindisfarne Anglican Grammar School, Junior School - 2.9 km away
Additional information	• Walking distance to Kirra Beach, cafés, restaurants and shops • Boutique complex of just nine residences • Exciting opportunity to renovate and add your own personal touch

Whilst all details in this information sheet have been carefully prepared and are believed to be correct, no warranty can be given either expressly or implied by the vendors or their agents. Intending users must rely on their own enquiries. * Rental estimate is prepared on comparable rental data. We reserve the right to review this figure.