

Frequently Asked Questions

REASON FOR SELLING	Selling investment
BUILDERS NAME	Gold Coast Builders
BUILDING NAME	Swell Apartments
TOTAL AREA	100 sqm (apartment internal 83 sqm)
YEAR BUILT	2021
UNITS IN COMPLEX	24
STRATA PLAN	L10 SP299393
CAR SPACE NUMBER AND BASEMENT	1 Secure car space
DATE OF PURCHASE	March 2021
OWNER OCCUPIED/TENANTED	Tenanted
LEASE EXPIRY DATE	25/12/2026
CURRENT RENT	\$895 per week
KITCHEN	Bosch dishwasher & electric cooktop
HOT WATER SYSTEM	Gas - located on roof
AIR CONDITIONING	Ducted
POOL/SPA	Yes - Rooftop spa and BBQ area
INTERNET	NBN available
COUNCIL RATES	\$2,212 per annum (approx)
BODY CORP RATES	\$1,331 per quarter or \$102 per week (approx)
SINKING FUND BALANCE	\$30,000 (approx)
UPDATED RENTAL ESTIMATE	\$900 to \$950 per week
SCHOOL CATCHMENT	<ul style="list-style-type: none"> • Coolangatta State School - 1km away • Tweed Heads Public School - 500m away • Lindsfarne Anglican Grammar School - 3km away • Palm Beach Currumbin State High School - 10km away

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.