

# Frequently Asked Questions

## 14 Champagne Drive, Tweed Heads South

TOTAL AREA	700m2																		
YEAR BUILT	2000																		
DATE OF PURCHASE	January 2020																		
OWNER OCCUPIED/TENANTED	Owner occupied																		
COOKTOP	Gas cooktop																		
SOLAR ENERGY	5kW system x 20 panels																		
HOT WATER SYSTEM	Electric system in garage																		
AIR CONDITIONING	2x split systems - 1x split system in living, 1x split system in downstairs living																		
POOL	Saltwater																		
FRIDGE CAVITY MEASUREMENTS	88w x 180cm H x 60cm D																		
ZONING	Low density residential																		
COUNCIL RATES	\$774.70 per quarter or \$59.6 per week																		
BUILDING AND PEST AVAILABLE	Yes																		
SCHOOL CATCHMENT	<table><tr><td>Centaur Primary</td><td>K-6</td><td>2.3 km</td></tr><tr><td>Banora Point High School</td><td>7-12</td><td>1.16km</td></tr><tr><td>St James Primary</td><td>K-6</td><td>2.04km</td></tr><tr><td>St Joseph's College</td><td>7-12</td><td>2.04km</td></tr><tr><td>Lindisfarne Junior</td><td>P-4</td><td>3.6km</td></tr><tr><td>Lindisfarne Senior</td><td>5-12</td><td>8km</td></tr></table>	Centaur Primary	K-6	2.3 km	Banora Point High School	7-12	1.16km	St James Primary	K-6	2.04km	St Joseph's College	7-12	2.04km	Lindisfarne Junior	P-4	3.6km	Lindisfarne Senior	5-12	8km
Centaur Primary	K-6	2.3 km																	
Banora Point High School	7-12	1.16km																	
St James Primary	K-6	2.04km																	
St Joseph's College	7-12	2.04km																	
Lindisfarne Junior	P-4	3.6km																	
Lindisfarne Senior	5-12	8km																	
RENTAL ESTIMATE	\$1,150 to \$1,200 per week																		
SECURITY/ALARM SYSTEM	Crimsafe front door screen																		
ADDITIONAL INFORMATION	<ul style="list-style-type: none"><li>• Solar installed 2020</li><li>• Kitchen floors replaced 2021</li><li>• Full bathroom renovations 2023 - 2024</li></ul>																		

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.