

Frequently Asked Questions

14 Magnolia Crescent, Banora Point

McGrath

REASON FOR SELLING	Downsizing
TOTAL AREA	689 sqm
YEAR BUILT	2004
BUILDERS NAME	Bonnor
DATE OF PURCHASE	2004
OWNER OCCUPIED/TENANTED	Owner occupied
KITCHEN	Westinghouse electric Westinghouse dishwasher Westinhouse oven
HOT WATER SYSTEM	Solar hot water system
SOLAR	1.5kW system
AIR CONDITIONING	Daikin split system x 2
POOL	Saltwater pool
FRIDGE CAVITY AND MEASUREMENTS	D - 0.79m W - 0.92 H - 1.8m (Please Check Measure yourself)
INTERNET	NBN ready
COUNCIL RATES	\$3,037 per annum (approximately)
BUILDING AND PEST AVAILABLE	No
SCHOOL CATCHMENT	Banora Point High School - 0.5km away Centaur Public School - 0.6km away St James' Primary School - 1.7km away St Josephs College - 1.7km away
RENTAL ESTIMATE	\$1,100 - \$1,150 per week (approximately)
INCLUSIONS	Arlo Security Cameras All pot plants
IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK	None known
SECURITY AND ALARM SYSTEM	Arlo security system at every doorway

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.