

Frequently Asked Questions

255 Darlington Drive Banora Point

REASON FOR SELLING	Downsizing
LAND SIZE	1,062m ²
YEAR BUILT	2005
DATE OF PURCHASE	January 2016
OWNER OCCUPIED/TENANTED	Owner occupied
COOKTOP	Induction Ariston
SOLAR ENERGY	13.2kw solar system - 36 panels x 370watt
HOT WATER SYSTEM	Electric
HOT WATER LOCATION	Outside laundry
AIR CONDITIONING	Ducted
POOL	Magnesium
FRIDGE CAVITY MEASUREMENTS AND PLUMBING	184cm H x 92cm W x 59cm D and it is plumbed for water
INTERNET	Yes - NBN available
ZONING	Low density residential
COUNCIL RATES	\$3,147.30 per annum
WATER RATES	\$572.37 per quarter
BUILDING AND PEST AVAILABLE	No
SCHOOL CATCHMENT	Banora Point Public School - 1.01km Centaur Public School - 1.05km
RENTAL ESTIMATE	\$1,050 - \$1,150 per week
INCLUSIONS	Pool equipment and cover
EXCLUSIONS	Pendant light in dining room
IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK	No
SECURITY/ALARM SYSTEM	Alarm system throughout the house, ring cameras and security screens
TERMITE BARRIER	Yearly inspections, natural chemical barrier
OTHER FEATURES	Ariston oven, Miele Dishwasher, access to pond, golf course views, spa bath, marble benchtop, close to schools and shops

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.

Additional information

2016

- Installation of plantation shutters, curtains and blinds
- Security screens installed

2017

- Front garden renovations - new turf out the front of the property and trees cut down

2018

- New carpet throughout the property

2020

- New pool glass and new decking

2021

- Full kitchen, laundry and study renovation

2022

- Bottom garden renovation - Concrete floor for a outside dining area, new retaining wall, replaced stairwork, new plants installed

2023

- Full bathroom renovations
- New doors and handles

2024

- New interior paint