

Frequently Asked Questions

23 Cabot Court, Merrimac

WHY ARE YOU SELLING	Downsizing investment portfolio
LAND SIZE	577 sqm
YEAR BUILT	1992
IS THE PROPERTY TENANTED?	Yes
WHEN DOES THE TENANTS LEASE EXPIRE	July 2025
WHAT DO THE CURRENT TENANTS PAY FOR RENT	\$780 per week
IS THE PROPERTY SEWERED OR SEPTIC	Sewered
IS THE COOKTOP GAS, ELECTRIC OR INDUCTION	Electric
IS THERE SOLAR ENERGY	No
TYPE OF HOT WATER SYSTEM	Gas
LOCATION OF HOT WATER SYSTEM	Right side of property
IS THERE WATER STORAGE	No
AIR CONDITIONING	Yes
IS FRIDGE CAVITY PLUMBED FOR WATER	3 x Split systems
MEASUREMENT OF FRIDGE CAVITY	860 W x 1.8 H
WHAT IS THE ZONING	Medium Density Residential
WHAT ARE THE COUNCIL & WATER RATES	Water rates: \$1,970.44 per annum
IS THERE A BUILDING & PEST REPORT AVAILABLE	Yes
ARE THERE ANY EASEMENTS ON THE LAND	Yes
SCHOOL CATCHMENT	Prep to Year 6: Merrimac State School Year 7 - Year 12: Robina State High School
RENTAL APPRAISAL	\$820 - \$850 per week

All parties should rely on their own investigations to validate this information as we cannot guarantee it. We have diligently and conscientiously undertaken all steps to ensure it is current and accurate, however, we do not accept any liability of any inaccuracy or misstatement.

IS THERE A SECURITY SYSTEM

No

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Works Completed/Additional Information

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