

Frequently Asked Questions

2/3 Featherwood Close, Burleigh Waters

WHY ARE YOU SELLING	Upsizing
LAND SIZE	108 sqm
YEAR BUILT	1989
WHEN DID THE SELLER PURCHASE THE PROPERTY	Feb 2022
IS THE PROPERTY TENANTED?	No
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	Electric Storage Hot Water System - 125 L
LOCATION OF HOT WATER SYSTEM	Right Side of Yard
IS THERE WATER STORAGE	No
AIR CONDITIONING	1 x Split System
IS FRIDGE CAVITY PLUMBED FOR WATER	Not Plumbed
MEASUREMENT OF FRIDGE CAVITY	900 Wide x 1.8 Height
IS THERE INTERNET CONNECTION	NBN
WHAT IS THE ZONING	Medium Density Residential
WHAT ARE THE COUNCIL & WATER RATES	Council Rates: \$2,493.78 per annum, Water Rates: \$1,441.56 per annum
HOW MUCH IS THE SHARED INSURANCE	\$1,183.50 per annum
IS THERE A BUILDING & PEST REPORT AVAILABLE	Yes
SCHOOL CATCHMENT	Caningeraba State School (prep - year 6), Miami State High School (year 7-12)

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.

McGrath

EXCLUSIONS	Security Cameras
IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK	Speakers in living room disconnected
IS THERE A SECURITY SYSTEM	No
IS THERE A TERMITE BARRIER	Yes

Works Completed/Additional Information

- Home Office/Storage room - 2023
- Blackout Blinds - 2024
- Electric Hot Water System - 2023
- Termite Barrier - 2024
- External LED Lighting - 2024

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