

# Frequently Asked Questions

7/15 Jefferson Lane, Palm Beach

BUILDERS NAME	McNab
HOW MANY UNITS ARE IN THE COMPLEX	7
TOTAL AREA	536 sqm
IS THE PROPERTY TENANTED?	No
IS THE COOKTOP GAS, ELECTRIC OR INDUCTION	Induction
IS THERE SOLAR ENERGY	No
TYPE OF HOT WATER SYSTEM	Electric Hot Water System
LOCATION OF HOT WATER SYSTEM	On Bed 2 balcony behind the screen with A/C motors
IS THERE WATER STORAGE	No
AIR CONDITIONING	Ducted A/C
POOL - SALT WATER/MAGNESIUM/CHLORINATED	Chlorinated/heated pool & spa
MEASUREMENT OF FRIDGE CAVITY	Integrated
IS THERE INTERNET CONNECTION	NBN
WHAT IS THE CEILING HEIGHT	3m in living
WHAT ARE THE COUNCIL & WATER RATES	Council Rates: \$13,426.52 per annum. Water Rates: \$1,952.64 per annum.
WHAT ARE THE BODY CORPORATE RATES	\$297 per week
WHAT IS THE SINKING FUND BALANCE	\$66,868.37 AS AT 04 JUNE 2025
ARE PETS ALLOWED IN THE COMPLEX	Upon Body Corporate approval
IS THERE A BUILDING & PEST REPORT AVAILABLE	No
ARE THERE ANY EASEMENTS ON THE LAND	No
SCHOOL CATCHMENT	Currumbin State School - Prep to year 6 Palm Beach-Currumbin State High School - Year 7 to year 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**

RENTAL APPRAISAL	\$3,000 - \$3,500 per week
SCHOOL CATCHMENT	Currumbin State School - Prep to year 6 Palm Beach-Currumbin State High School - Year 7 to year 12
RENTAL APPRAISAL	\$3,000 - \$3,500 per week
INCLUSIONS	ZUG Washing machine and dryer Electric heater for pool/spa
EXCLUSIONS	All artwork and furniture
IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK	No
IS THERE A SECURITY SYSTEM	Yes as well as a camera in lobby that syncs to an app where you can let someone in from anywhere in the world

## Additional Information

French oak flooring throughout  
 Electric curtains , blinds & lighting system  
 Gaggenau 400 series oven  
 Gaggenau combi-microwave, induction cooktop  
 Integrated Gaggenau 400 series Fridge-Freezer combination  
 Gaggenau wine climate cabinet 200 series  
 Integrated Gaggenau dishwasher  
 Qasair integrated rangehood  
 Calacatta Oro Marble - Kitchen & pantry  
 Tundra Grey Marble - Vanities  
 Blanc Marble - TV/Entertainment tops  
 Engineered Bianco Cometa - Laundry  
 Honed Carrara C - Lift surround & lobby floor  
 Black Jaguar - Rooftop BBQ stone

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