

Frequently Asked Questions

17 Gaye Parade Miami QLD 4220

WHY ARE YOU SELLING	Downsizing investment portfolio
LAND SIZE	620 m ²
YEAR BUILT	1980
WHEN DID THE SELLER PURCHASE THE PROPERTY	14 December 1993
IS THE PROPERTY TENANTED?	Yes
WHEN DOES THE TENANTS LEASE EXPIRE	09 April 2026
WHAT DO THE CURRENT TENANTS PAY FOR RENT	\$1,200 per week
IS THE PROPERTY SEWERED OR SEPTIC	Sewered
IS THE COOKTOP GAS, ELECTRIC OR INDUCTION	Electric
IS THERE SOLAR ENERGY	Yes
TYPE OF HOT WATER SYSTEM	Solar Hot Water System
LOCATION OF HOT WATER SYSTEM	On roof
IS THERE WATER STORAGE	No
AIR CONDITIONING	2x split systems
POOL - SALT WATER/MAGNESIUM/CHLORINATED	Saltwater
IS FRIDGE CAVITY PLUMBED FOR WATER	Not plumbed
MEASUREMENT OF FRIDGE CAVITY	Open space
IS THERE INTERNET CONNECTION	NBN
WHAT IS THE CEILING HEIGHT	2.4m
WHAT IS THE ZONING	Low Density Residential
WHAT ARE THE COUNCIL & WATER RATES	Council Rates: \$3,213.76 per annum. Water Rates: \$1,946.80 per annum.

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

IS THERE A BUILDING & PEST REPORT AVAILABLE	No
SCHOOL CATCHMENT	Miami State School - Prep to year 6 Miami State High School - Year 7 to year 12
RENTAL APPRAISAL	\$1,200.00 - \$1,300.00 per week.
IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK	Dishwasher
IS THERE A SECURITY SYSTEM	No

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