

Frequently Asked Questions

7/1222-1226 Gold Coast Highway, Palm Beach

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| WHY ARE YOU SELLING | Downsizing Investment Portfolio |
| APT SIZE | 87 m ² |
| YEAR BUILT | 1999 |
| HOW MANY UNITS ARE IN THE COMPLEX | 12 |
| IS THE PROPERTY TENANTED? | Yes |
| WHEN DOES THE TENANTS LEASE EXPIRE | 11 August 2025 |
| WHAT DO THE CURRENT TENANTS PAY FOR RENT | \$650 per week |
| IS THE COOKTOP GAS, ELECTRIC OR INDUCTION | Electric |
| IS THERE SOLAR ENERGY | No |
| TYPE OF HOT WATER SYSTEM | Electric Hot Water System 80L |
| LOCATION OF HOT WATER SYSTEM | In hallway cupboard |
| AIR CONDITIONING | 1x split system |
| IS FRIDGE CAVITY PLUMBED FOR WATER | Not plumbed |
| MEASUREMENT OF FRIDGE CAVITY | 910w x 1.7h |
| IS THERE INTERNET CONNECTION | NBN |
| WHAT IS THE ZONING | Medium Density Residential |
| WHAT ARE THE COUNCIL & WATER RATES | Council Rates: \$2,601.98 per annum. Water Rates: \$1742.32 per annum. |
| WHAT ARE THE BODY CORPORATE RATES | \$83.34 per week |
| WHAT IS THE SINKING FUND BALANCE | \$29,541.89 AS AT 18 JUNE 2025 |
| ARE PETS ALLOWED IN THE COMPLEX | Upon Body Corporate approval |
| IS THERE A BUILDING & PEST REPORT AVAILABLE | No |

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

SCHOOL CATCHMENT

Palm Beach State School - Prep to year 6
Palm Beach-Currumbin State High School - Year 7 to year 12

IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK

No

IS THERE A SECURITY SYSTEM

Security building

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