

SGC Property Group Pty Ltd trading as **McGrath Palm Beach QLD**
 17 Sixth Avenue Palm Beach QLD 4221
 Phone: 07 5534 0300 | Email: palmbeachqld@mcgrath.com.au
 ABN: 95 212 872 906



22nd September 2025

Sales Advice

Property Details	
Address:	27 Damson Place Elanora QLD 4221
Sale Details	
Contract Price:	\$1,350,000.00
Deposit:	Refer to Special Conditions
Agent Details	
Agency:	McGrath Palm Beach QLD
Address:	17 Sixth Avenue Palm Beach QLD 4221
Phone:	07 5534 0300
Fax:	07 5534 0320
Email:	Our administration partners: teampalmbeach@mcgrath.com.au
Listing Agent:	Taylor Davies [W]: 07 5534 0300, [M]: 0406 629 210, [E]: taylordavies@mcgrath.com.au
Vendor Details	
Name:	Kevin Neal Frederick
Phone:	[M]: 0419 734 591
Email:	kevin.fredrick1954@gmail.com
Vendor Details	
Name:	Elizabeth Anne Crane
Phone:	0458 524 820
Email:	Lizcrane21@hotmail.com
Vendor Solicitor Details	
Vendor Solicitor:	Charlton Lawyers Attention: Charlton Lawyers
Address:	PO Box 518, Bundaberg QLD 4670
Phone:	[W]: 07 4152 2311
Email:	kdenton@charltonslawyers.com.au
Purchaser Details	
Name:	Jacob Byrne
Address:	8/79 - 83 Townson Avenue Palm Beach QLD 4221
Phone:	[M]: 0413 847 102
Email:	jacobbyrne06@gmail.com
Purchaser Details:	
Name:	Nell Annabella Watson
Phone:	0479 052 347
Purchaser Solicitor Details	
Purchaser Solicitor:	Ava Solicitors Attention: Lauren Seeley
Phone:	[W]: 07 5699 8115
Email:	lauren@avasolicitors.com.au
Special Conditions	
Inclusions:	As per contract
Additional:	1. Deposit \$5,000 2 Business from contract date 2. Balance Deposit \$62,500 2 business days from satisfaction of finance & building and pest condition 3. Building & Pest 5 days from contract date 4. Subject to finance 5 days from contract date 5. Settlement Date is Contemporaneous Settlement

