

# Frequently Asked Questions

## 1/16 Cypress Terrace, Palm Beach

WHY ARE YOU SELLING	Relocating
LAND SIZE	218 m <sup>2</sup>
YEAR BUILT	2008
WHEN DID THE SELLER PURCHASE THE PROPERTY	6 May 2009
IS THE PROPERTY TENANTED?	No
IS THE PROPERTY SEWERED OR SEPTIC	Sewered
IS THE COOKTOP GAS, ELECTRIC OR INDUCTION	Induction
IS THERE SOLAR ENERGY	Yes
TYPE OF HOT WATER SYSTEM	Solar Hot Water System
LOCATION OF HOT WATER SYSTEM	At rear of property
IS THERE WATER STORAGE	No
AIR CONDITIONING	No
POOL - SALT WATER/MAGNESIUM/CHLORINATED	Heated - freshwater Enviro Swim
IS FRIDGE CAVITY PLUMBED FOR WATER	Yes, plumbed
MEASUREMENT OF FRIDGE CAVITY	990w x 1.8h
IS THERE INTERNET CONNECTION	Yes
WHAT IS THE CEILING HEIGHT	2.7 m
WHAT IS THE ZONING	Medium Density Residential
WHAT ARE THE COUNCIL & WATER RATES	Council rates: \$3,005.80 per annum
HOW MUCH IS THE SHARED INSURANCE	\$2,133.23 per annum
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.*

ARE THERE ANY EASEMENTS ON THE LAND	TBA
IS THE PROPERTY IN A FLOOD ZONE	No
SCHOOL CATCHMENT	Currumbin State School - Prep to year 6 Palm Beach-Currumbin State High School - Year 7 to year 12
RENTAL APPRAISAL	\$1,300 - \$1,400 per week.
IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK	No
IS THERE A SECURITY SYSTEM	No

## Works Completed/Additional Information

Pool & deck - 5 years

Kitchen - 2 years

Powder room & laundry - 2 years

Full internal & external repaint - internal (6 months) external (3 years)

Floor tiles - 2 years

Plantation shutters - 5 years

Shade sails - 5 years

LED Lights + ceiling - 2 years

Solar Hot Water - 4 years

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