

Frequently Asked Questions

10 Wyara Close, Elanora

WHY ARE YOU SELLING	Relocating
LAND SIZE	651 m ²
YEAR BUILT	2000
PURCHASE PRICE FOR THE CURRENT OWNER	\$1,125,000
WHEN DID THE SELLER PURCHASE THE PROPERTY	August 2021
IS THE PROPERTY TENANTED?	No
IS THE PROPERTY SEWERED OR SEPTIC	Sewered
IS THE COOKTOP GAS, ELECTRIC OR INDUCTION	Electric
IS THERE SOLAR ENERGY	Yes - 11 kw system with 25 solar panels
TYPE OF HOT WATER SYSTEM	EHWS
LOCATION OF HOT WATER SYSTEM	Back deck
IS THERE WATER STORAGE	No
AIR CONDITIONING	Yes
POOL - SALT WATER/MANGENSIUM/CHLORINATED	Saltwater/ Chlorinated
IS FRIDGE CAVITY PLUMBED FOR WATER	No
MEASUREMENT OF FRIDGE CAVITY	(Please check measure yourself)
IS THERE INTERNET CONNECTION	NBN
WHAT IS THE ZONING	Low Density Residential
IS THERE A BUILDING & PEST REPORT AVAILABLE	Yes we have copy

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.

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IS THE PROPERTY IN A FLOOD ZONE	No
SCHOOL CATCHMENT	Elanora State High School Elanora State School
RENTAL APPRAISAL	\$1500 - \$1600 per week.
EXCLUSIONS	Bike hooks in garage
IS THERE ANYTHING IN THE PROPERTY THAT DOES NOT WORK	No
IS THERE A SECURITY SYSTEM	No
IS THERE A TERMITE BARRIER	Yes

Works Completed/Additional Information

Front landscaping - 2023

Back fence to right - 2024

Retaining wall at the back - 2023

Paved pool area - 2023

Pergola - 2023

Steps down into backyard - 2023

Extra wardrobe in master bedroom - 2023

Solar system - 2022

Security doors in garage and front - 2024

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