

FREQUENTLY ASKED QUESTIONS

23/141 Kalinga Street, West Ballina

3 bedrooms | 2 bathroom | 2 car

Price Guide	\$635,000 – \$695,000
Land size	279sqm
Type and size of complex?	Townhouse – 24 in complex
Age of Property?	Strata Plan Registered 2003
Is the property Owner Occupied/Tenanted?	Vacant
Why are the Owners Selling?	Investment
What is the rental estimate?	\$680 – \$720 pw
Is there broadband or internet connection?	Yes – NBN (FTTC)
Gas, electric or induction oven/cooktop?	Bosch electric cooktop & electric oven
Is there a dishwasher?	Yes – Ariston
Is the building pet friendly?	Yes
Is there solar energy?	No
Where is the hot water system located? Type?	Electric outside in courtyard
Automatic garage doors?	Yes
Is there any additional storage?	Yes – under stairs
Is there water storage?	No
Is there air conditioning?	Yes x 3 – Living Room + Bed 1 & 2
Are there ceiling fans?	Yes – Bed 2 & 3
What is the aspect of the property?	South Facing
What are the Council Rates?	\$2,509pa
Who is the Strata Manager and Levies Payable?	Strata North – \$1,092pq
Total in Capital Works & Admin Funds?	\$89,708 as at 10/12/24
Additional Features?	<ul style="list-style-type: none">- Covered alfresco area- Raised garden beds- Powder room in laundry- Additional 1st floor living area/study

AGENTS

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* Rental estimate is prepared on comparable rental data. We reserve the right to review this figure.