

FREQUENTLY ASKED QUESTIONS

5/31 Martin Street, Ballina

2 bedrooms | 1 bathroom | 2 car

Price Guide	\$525,000 – \$575,000
Type and size of complex?	Unit, Complex of six
Age of Property?	Strata Registered 1974
Is the property Owner Occupied/Tenanted?	Vacant
Why are the Owners Selling?	Selling investment
What is the rental estimate?	\$580 – \$620 per week
Is there broadband or internet connection?	NBN (FTTC connected)
Gas, electric or induction oven/cooktop?	Free standing electric oven & cooktop
Is there a dishwasher?	No
Is the building pet friendly?	On application
Is there solar energy?	No
Where is the hot water system located? Type?	Electric, kitchen
Automatic garage doors?	Yes
Is there any additional storage?	Garage
Is there water storage?	No
Is there air conditioning?	No
Are there ceiling fans?	No
What is the aspect of the property?	North facing balcony
What are the Council Rates?	\$2,640pa
Strata Levies/managed by?	Strata North \$915 pq
Capital works & admin fund balance?	Strata Balance \$9,519 as at 22 September 2025
Additional Features?	- New hybrid flooring - New carpets in bedroom - Freshly painted - New lights - Large tandem garage with workbench

AGENTS

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Whilst all details in this information sheet have been carefully prepared and are believed to be correct, no warranty can be given either expressly or implied by the vendors or their agents. Intending users must rely on their own enquiries.

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