

Address: 14 Avalon Avenue, Clunes

Frequently Asked Questions

Price guide?	Contact Agent
Features?	5 bed 3 bath 2 car
What is the land size?	2,009 sqm
When was the property built? age of renovations?	Built in 2008, renovations 2015, 2021, 2023
Who is the builder?	Integrity Homes
When was the property purchased?	2020
What is the zoning?	RU5
Why is the vendor selling?	Relocating
Is the property vacant, owner occupied or tenanted?	Owner occupied
What is the aspect of the property?	Back deck/yard - North facing Front - South facing
Rental Estimate?	\$1,100 pw
What are the council Rates?	\$3,283 pa
Is the property sewerred or septic?	Septic
Town water or rainwater?	Town water
Is there air conditioning and/or ceiling fans?	Yes, both throughout
What type of pool is it?	Saltwater chlorinator
Type of internet connection?	NBN LTE (wireless)
Is there solar energy?	Yes, 9.66kW panels, 3kW/5kW inverter, 9.6WH battery
Gas, electric or induction oven/cooktop?	Induction stovetop, Electric oven
Is there a security system?	Yes, hills, switched off/not used
Type of hot water system and location?	Electric, downstairs undercover
Property access?	Remote electric sliding gate (or security) gate
Are there any easements on the land?	Yes, as per contract
Are pets allowed in the complex?	Yes
Is there potential for a second dwelling?	STCA

Agents



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