

## Frequently Asked Questions

**Property Address: 95 Riverbank Road, Pimlico**

**Agents: Adam Gaiter – 0405 494 271**  
**Maxine Gaiter – 0405 496 911**

HOUSE	
When was the property built?	1960
Why are you selling?	Liquidating asset
When was the property purchased?	2018
Is the property owner occupied or tenanted?	tenanted
Rental Estimate?	\$580 pw
Is the property sewer or septic?	septic
Is the cooktop gas, electric or induction?	gas cooktop, electric oven
Is there a dishwasher?	no
Is there solar energy? How many panels?	no
What type of hot water system do you have? Location?	Electric Rheem, backroom/ laundry
Is there water storage?	30,000 litres
Is there air conditioning? Reverse/split or ducted?	split system in lounge room
What size is the fridge cavity? Is it plumbed for water?	not plumbed. open space
Is there internet connection?	yes NBN available
Any recent home improvements?	no
What is the zoning?	RU1 Primary production
Is there a security system?	no
Is there a building and pest report available?	no
Is there a termite treatment system?	no
What are the council rates?	\$1728 pa

### Please note:

During the Feb 2022 flood, the flood water entered the shed approx ½ metre, it reached the top stair of the deck but did not enter the home.