

# 4 Wharf Street, Broadwater

## Frequently Asked Questions

What is the price guide?	\$480,000 to \$520,000
What is the land size?	708m2
When was the property built?	circa 1930's
When was the property purchased?	2003
What is the zoning?	RU5 Village
Is the property owner occupied or tenanted?	vacant
Rental estimate?	\$500.00 pw
Is the property sewerred or septic?	sewer pod
What are the council rates?	approx \$2000 pa
Is there air conditioning?	yes
Is the stove electric or gas?	electric
Is there solar energy ?	no
Are there any easements on the land?	none known
Is there potential for a second dwelling?	no

This home was impacted by the Feb 2022 flood. The home was insured and has been renovated.

- 10 minute drive to Evans Head
- 18 minute drive to Ballina
- 5 minute drive to Broadwater Beach