

# 1 Riverside Drive, Mullumbimby

## Frequently Asked Questions

What is the price guide?	The Price Guide is: \$1,000,000 - \$1,100,000
Bed   Bath   Car	2 Bed   1 Bath   3 Car
Method of sale	Private Treaty
What is the land size?	750 m <sup>2</sup>
What is the internal and external size?	98 m <sup>2</sup> internal   36m <sup>2</sup> external
Why are the owners selling?	Relocating
When was the property purchased?	2006
What is the zoning?	RU2: Low Density Residential
What is the aspect of the property?	North-East
Permanent rental estimate?	\$900 - \$950 per week approx.
Is the property tenanted/Owner occupied?	Owner Occupied
What are the Council rates?	\$3,571 per year approx.
Are there any easements on the land?	Refer to contract of sale
Is the property sewerred or septic?	Sewered
What type of hot water system? Location?	Town Water
Is a solar system installed? What does it operate? Size?	32kw Solar Installed
Is the cooktop gas, electric or induction?	Electric
Type of internet connection?	NBN
Is there air conditioning?	Yes, Split system
Has the property ever been flooded?	No