

12 Julian Place, Byron Bay

Frequently Asked Questions

What is the price guide?	\$17,500,000 - \$19,250,000
Bed Bath Car	2 Bed 2 Bath 4 Car
Method of sale	Expression of Interest Closes: 20th June 2025
What is the land size?	883 m ²
What is the internal and external size?	147 m ² internal 117 m ² external
Are there any approved DA's?	Yes. Approval in place for a 3 Bedroom Home, with confirmation of physical commencement of development approvals
Why are the owners selling?	Relocating
Is the furniture included?	No
When was the property built/renovated?	Built 1970 by Christine Vadasz Architect
When was the property purchased?	2017
What is the zoning?	R2: Low Density Residential
What is the aspect of the property?	North
Is the property tenanted/Owner occupied?	Owner Occupied
What are the Council rates?	\$11,000 per year approx.
Are there any easements on the land?	Refer to contract of sale
Is the property sewerred or septic?	Sewered
Is a solar system installed? What does it operate? Size?	Solar 7.5kw with 12 kwh Lithium Batteries
Is the cooktop gas, electric or induction?	Gas Cooktop with electric oven
Type of internet connection?	NBN
Is there air conditioning?	Reverse cycle split system
Is there a security system?	Security Cameras
Is there a Building & Pest inspection Report?	Last report completed 6 months ago
Is there anything that is not council approved?	Refer to contract
Is there a termite treatment system?	Annual pest inspection and treatment
Has the property ever been flooded?	No