

# 3/90 Rajah Road, Ocean Shores

## Frequently Asked Questions

What is the price guide?	\$835,000 - \$925,000
Bed   Bath   Car	2 Bed   1 Bath   1 Car
What is the size?	Internal 84 sqm External 35 sqm
Why are the owners selling?	Relocating
When was the property purchased?	2017
What is the zoning?	R3: Medium Density Residential
What is the aspect of the property?	N/E
Permanent rental estimate?	\$550 - \$600 per week approx.
Is the property Owner occupied?	Owner occupied
What are the Council rates?	\$3,628.50 approx annually.
What are the Strata levies?	\$4,398.00 approx annually.
Who is the Strata manager?	Strata North
Are there any easements on the land?	Refer to contract of sale
Is the property sewered or septic?	Sewered
Is a solar system installed?	No
Is there a Building & Pest inspection Report?	Can be arranged
Is the cooktop gas, electric or induction?	Electric
Is there air conditioning or ceiling fans?	Yes, split reverse air-conditioning

**McGrath**

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