

193 Brooklet Road, Brooklet

Frequently Asked Questions

What is the price guide?	\$4,000,000
Bed Bath Car	4 Bed 2 Bath 2 Car
Method of sale	Private Treaty
What is the land size?	4.1 Acres
What is the internal area?	320 m ² internal
Why are the owners selling?	Relocated Overseas
Is the furniture included?	Open to Negotiation
When was the property built/renovated?	Built 1945
When was the property purchased?	2002
What is the zoning?	Environment Protection - 7C
What is the aspect of the property?	North - East
Permanent rental estimate?	House - \$1,200 / Week Studio - \$550 / Week
Is the property tenanted/Owner occupied?	Studio and Barn Tenanted House Vacant
What are the Council rates?	\$2,618 per year approx
Are there any easements on the land?	Refer to contract of sale
Town water or rain water? Water Tank Capacity?	Rainwater - 4 x 20,000 L Tanks approx
Is the cooktop gas, electric or induction?	Gas
Is there a pool? What type?	Yes, Saltwater
Is there a termite treatment system?	No
Has the property ever been flooded?	No
Is there anything that is not approved?	Deck to rear of main house not approved Bathhouse in main bedroom not approved
Are the Dairy Bales approved as a habitual dwelling?	No, they are only approved as Dairy Bales

McGrath

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ADDITIONAL FEATURES:	
<ul style="list-style-type: none">• Wood Fireplace	<ul style="list-style-type: none">• Easement to Dam located on neighbouring property
<ul style="list-style-type: none">• Outdoor Wood-fired pizza oven	<ul style="list-style-type: none">• Chicken Coop
<ul style="list-style-type: none">• Citrus Orchard	