

Property information sheet.

61 Palm Beach Ave, Palm Beach	
Why are you selling?	Releasing investment property
When was the home built?	The home was built in 1980, some minor renovations were completed in 2019
What is the aspect?	North facing backyard
Is the home vacant, owner occupied or tenanted?	Tenanted
Is the home sewerred or septic?	Sewered
Is the home fully fenced?	Yes
Is there solar energy? If so, how many panels?	No
What type of hot water system do you have?	Electric
Is there water storage?	No
Is there air conditioning?	No
Is there an internet connection?	Yes – NBN
What is the zoning?	Residential A (Albert)
Is there a security system?	No
Is there a building and pest report available?	No
Is there a termite barrier?	Yes
Are there any easements?	Yes
What school catchment is the home in?	Palm Beach State School & Palm Beach-Currumbin State High School
What is the revised rental estimate?	Currently tenanted until the 27/9/2022 at \$780 per week

Rates & Levies	
Council Rates	Water Rates
\$2,346 pa approx.	\$1,920 pa approx.

DISCLAIMER: Whilst all details in this information sheet have been carefully prepared and are believed to be correct, no warranty can be given either expressly or implied by the vendors or their agents. Intending users must rely on their own enquiries. Rental estimate is prepared on comparable rental data. We reserve the right to review this figure.