



OBrien Real Estate

Property profile.

AUCTION SATURDAY 10TH MAY AT 10:30am

62 Seaford Grove, Seaford

Council Rates:	\$2,245.95	Age of Property:	Built 1979
Water Rates:	\$691.76	Owners Corp:	House Title
Rental Return:	\$600 - \$650 pw	Price Range:	\$800,000 - \$880,000
Land Size:	635 sqm	Terms:	30-45-60-90-120 Days 10% Deposit

Home Features: 3 Beds, 2 Bath, 2 Living, 2 Toilets, 1 Carport, Decking, Pergola

Fixtures & Fittings: Fully renovated, huge backyard with gorgeous trees and entertaining area, 2 living areas, 10-minute walk to the beach, 635 sqm flat block

Local Schools:	Seaford Primary School	1.4 Km
	Nepean School	1.8 Km
	Patterson River Primary School	3.9 Km

Local Shops:	Woolworths	900 m
	Aldi	2.7 Km
	RSL	1.3 Km

Public Transport:	Seaford Station	1.2 km
	Bus Stop - Route 780	395 m

Beach:	Seaford Beach	1.0 km
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