



O'Brien Real Estate

Property profile.

PRIVATE SALE

13 Black Street **CHELSEA**

Council Rates:	\$2,099.83 pa	Age of Property:	Built 1999
Water Rates:	\$704.32 pa	Owners Corp:	N/a
Rental Return:	\$530 - \$570 pw	Price Range:	\$750,000 - \$820,000
Land Size:	262 sqm	Terms:	Prefer 30-45-60 Days 10% Deposit

Home Features: 2 Beds, 1 Bath, 1 Living, 1 Toilet, Separate Laundry, 1 Garg, 1 Extra Car Spaces,

Fixtures & Fittings: Timber-toned floors, open living, large windows, quality appliances, paved terrace, private yard with high fences, split system air-conditioning, full-sized laundry, ample storage, meters from Chelsea Village, close to schools/shops/transport/beach

Local Schools:	Chelsea Primary School	1.3 Km
	St Josephs Primary School	900 m
	Patterson River Secondary College	4.9 Km

Local Shops:	Chelsea Village	500 m
	Woolworths	800 m
	Aldi	3.4 Km

Public Transport:	Chelsea Station	500 m
	Bus Stop - Route 902	283 m

Beach:	Chelsea Beach	800 m
---------------	---------------	-------



Jo Barclay **0439 394 434**



Jasmyn Barclay **0404 803 967**