

obrien

Property Profile.

Private Sale
1/83 McLeod Road **CARRUM**

Council Rates: \$1,978.58 pa

Water Rates: \$740.24

Rental Appraisal: \$560 - \$600 pw

Land Size: 165 sqm

Age of Property: Built 1997

Owners Corp: \$2,467.00 pa Ph: 03 9781 4200

Price Range: \$650,000 - \$700,000

Terms: Prefer 45-60-90 Days
10% Deposit

Home Features: 2 Beds, 1 Bath, 1 Living, 2 Toilets, Euro Laundry, 1 Garage, 1 Extra Car Space, Pergola

Fixtures & Fittings: Low maintenance private courtyard, generous bedrooms, high-quality Plantation window shutters, reverse cycle heating and cooling, separate living and dining, single lock up garage, close to schools/beach/transport/shops

Local Schools: Carrum primary School 1 km
Patterson River Secondary 1.5 km
Patterson Lakes Primary 1.3 km

Local Shops: Woolworths/Coles 1.2 km
Aldi 900 m
Gretel Coffee Roasters 150 m

Public Transport: Carrum Station 1 km
Bus Stop – Route 708 & 833 100 m

Beach: Carrum Beach 1.1 km



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for Section 32



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