



Property Summary

Lot 4406, Friarbird Ridge Aberglasslyn NSW 2320

McKeachies Run

Prepared For:

By

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Pro-Active Investment Group

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Valid until: 15/11/2018

McKeachies Run

Aberglasslyn



Key Facts

| | |
|--------------------------|--------|
| Wkly Med Advertised Rent | 400 |
| Total Population | 5401 |
| Med Age | 30 |
| No. Private Dwellings | 1735 |
| Wkly Med HH Income | \$1947 |
| Approx time to CBD | 49 |
| Approx Distance to CBD | 40.7 |

Project Quick Facts

- Distance by land transport: 39km to Newcastle CBD
- 20 Cafes within 5km
- 5 Department stores within 10km
- 20 Medical facilities within 5km
- 12 Grocery stores within 5km
- 14 Parks within 5km
- 20 Restaurants within 5km
- 19 Schools within 5km
- Nearest Train Station is Oakhampton Station (1km away)



Overview

Aberglasslyn

Aberglasslyn is a rapidly expanding suburb of Maitland, located in the Hunter Valley of New South Wales

McKeachies Run

With a brand new retail centre, parks, transport, sporting fields and kilometres of open space, you'll love McKeachies Run. And with additional shopping at nearby Stockland Green Hills and Maitland it really has all you need.

Transport

Shopping

Education

Medical



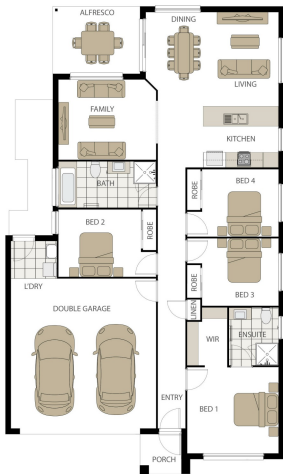
Specifications

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| | |
|-------------------------|--------------------|
| Property Id | 17808 |
| Property Type | House & Land |
| Status | Available |
| Contract Type | 2 Part Contract |
| Title Type | Torrens / Freehold |
| Titled | No |
| Indicative Package | No |
| Estimated Date | 01/02/2019 |
| Vacancy Rate | 0.7% March |
| Land Area | 727 sqm |
| House Area | 180 sqm |
| Land Price | \$210,000 |
| House Price | \$281,370 |
| Total Price | \$491,370 |
| Design | Eden 180 |
| Stage | 44A |
| Study | No |
| Facade | Deluxe 1 |
| Special Features | |
| 2 Living Areas | |

Overview

- + Tenant Ready Home
- + 25 year Structural Guarantee
- + Driveway
- + Path
- + Porch and Alfresco Base
- + 2 Split system Air Conditioners
- + Carpet & Tiles
- + Fly Screens to Windows
- + Barrier screens to Doors
- + Vertical Blinds
- + Stone Bench top to Kitchen
- + Stainless Steel Dishwasher
- + Front Garden Bed and Turf to Front & Rear
- + Fencing
- + Garden
- + Letterbox & Clothesline (estate specific)
- + TV Antenna & Ceiling Fans and Energy Efficient Downlights



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