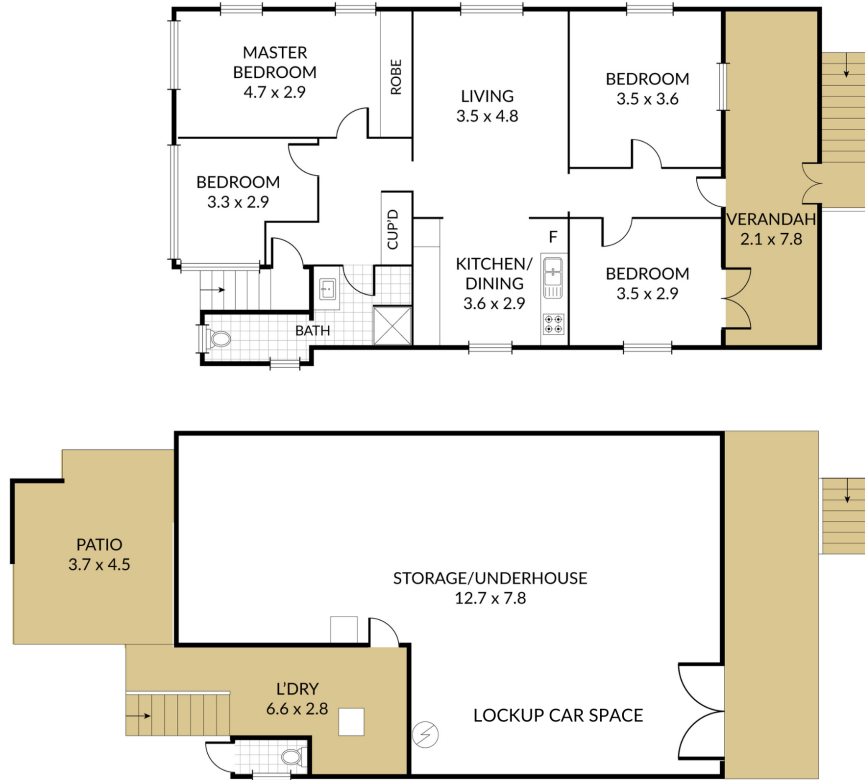


Internal 96m² External 130m² Total 226m²

221 Campbell Street, **Rockhampton City**



4 x 1 x 2 x



ac & co.

NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.

Rental Appraisal - \$480 per week

Outgoings

Rockhampton Regional Council Rates: \$1,821 per half year

Annual Insurance: \$2,109

Monthly Electricity: \$130 on average

Information from Vendor

100 plus year old home restored over the last 3 years.

Extensive plumbing, drainage and electrical work done.

Freshly painted inside and out

Necessary restumping completed

Roof replaced approx 3.5 years ago before vendors purchase

Hoop pine floors professionally restored

Last pest inspection completed in October with no evidence of termites found.

Chattels

Curtains, shade sail and air conditioners