Aerial Photo - Sourced from Wellington City Council

The position of building tops may often seem wrong, relative to boundary lines. This is because the camera was not vertically above the building. Accurate information relating to legal title can be obtained from LINZ. A surveyor can provide accurate information on the boundaries for a property. Any person wishing to rely on the information shown on this map must independently verify the information

If you would like to know the current market value of your home or investment property please contact me for a free no obligation report which will include recommendations on presentation and marketing

This information has been supplied by the vendor or the vendor's agents. Accordingly Ray White Leaders is merely passing over this information as supplied to us by the vendor or the vendor's agents. We cannot guarantee its accuracy and reliability as we have not checked, audited or reviewed the information and all intending purchasers are advised to conduct their own due diligence investigation into this information. To the maximum extend permitted by law Ray White Leaders does not accept any responsibility to any person for the accuracy or use of the information herein.

Legal Description	UNIT 2B DP86105
Floor Area	30 sqm (approx)*
Rateable Value	$215,000*
Body Corporate	$3,697.87 pa*
WCC Rates	$950.25 pa*

* Source—Property Guru, WCC, YPM

More information available at:
www.johncallam.com/2b-120-the-terrace

Body corporate information: ypm.co.nz
(Username bc86105 Password 86105)

John Callam
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E: john.callam@raywhite.com

www.johncallam.com

2B/120 The Terrace
Wellington

Fabulous City Studio Apartment!

If you are looking for a city pad or an investment apartment then look no further! This cute and cosy 30sqm(approx.) studio apartment is west facing with a small balcony for a little bit of indoor/outdoor flow and as a real bonus it comes furnished. The location is superb with the city and all it offers right on your doorstep and if you're looking for university accommodation for next year the campuses are all within easy reach. With the current tenancy running through until February 2021 investors can have peace of mind with a sitting tenant in place.

For Sale by Tender

Tenders to be submitted on Monday 14th December 2020 by 12pm to Ray White Wellington City Reception, Level 1, 77 Thorndon Quay

Chattels:

Blinds/Curtains	Fixed floor coverings
Stove	Rangehood
Heated towel rail	Fridge/Freezer
Light fittings	Cane Chair
Microwave	Washing Machine/Dryer
Bed and Bedside Table	Dining Table and 2 Chairs
Chest of Drawers	TV Table

Full Chattel List available including kitchen contents, linen and small appliances

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