

FANTASTIC VALUE



This Property can be Yours from Only \$261 per Week*



17 Granter Street, Warrnambool

Calling all first home buyers, renovators, people downsizing, investors and pretty much anyone looking for great value. A great cute cosy 3 bedroom home with polished boards and some great attributes.

This property offers 3 good size bedrooms, two which have ample built in robes. Down the passage there is linen cupboard on the way to a cute little bathroom with separate bath, shower and vanity. There is a cute cosy warm living room which has a great gas heater and split system heating and cooling. Adjoined is a spacious dining and kitchen with plenty of cupboards and bench space with access to laundry and separate toilet.

The back door accesses into a spacious single garage which has a door leading out into the back yard. The block is a great size with plenty of potential for an extension and with a little vision there is potential for an amazing outdoor elevated alfresco with amazing views of the Merrivale footy ground.

The home is located within a 5 minute walk to a fantastic primary school, a 1 minute walk to the footy oval through gates in the rear yard. And a 10 minute drive to the CBD.

Purchase Price	\$ 239,000
Interest Rate	4.34%
Years of Loan	30

Deposit	Loan Amount	Monthly Payment	Weekly Payment
0%	\$239,000	\$1,188	\$274
5%	\$227,050	\$1,129	\$261
10%	\$215,100	\$1,070	\$247
15%	\$203,150	\$1,010	\$233
20%	\$191,200	\$951	\$219
25%	\$179,250	\$891	\$206
30%	\$167,300	\$832	\$192
35%	\$155,350	\$772	\$178
40%	\$143,400	\$713	\$165
45%	\$131,450	\$654	\$151
50%	\$119,500	\$594	\$137

The information is provided as a guide to assist in understanding the mortgage payments with a property purchase or refinance. Other monthly/annual charges may apply but are not included above. No allowance has been made for the fees associated with the purchase of the property, such as Stamp Duty, Legal Fees, LMI etc.

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