

2 BEDROOM TOWNHOUSE



This Property can be Yours from Only \$288 per Week*



4 Caroville Drive, Warrnambool

A very well maintained 2 bedroom townhouse with great size private yard and single lock up garage. Perfect for a first home buyer, retired couple or investor.

The property has a renovated kitchen, a good size lounge and 2 good size bedrooms with BIR's. The main bathroom also has access from the main bedroom. There are two separate yard spaces with one paved and the other quite generous in size with a lawn area.

The property is located close to K'Mart shopping precinct and there is a milk bar just around the corner. There is also a bus stop close by. The property is currently tenanted at \$280 per week which is a fantastic return for an investor.

Purchase Price	\$ 249,000
Interest Rate	4.84%
Years of Loan	30

Deposit	Loan Amount	Monthly Payment	Weekly Payment
0%	\$249,000	\$1,312	\$303
5%	\$236,550	\$1,247	\$288
10%	\$224,100	\$1,181	\$273
15%	\$211,650	\$1,116	\$257
20%	\$199,200	\$1,050	\$242
25%	\$186,750	\$984	\$227
30%	\$174,300	\$919	\$212
35%	\$161,850	\$853	\$197
40%	\$149,400	\$787	\$182
45%	\$136,950	\$722	\$167
50%	\$124,500	\$656	\$151

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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*This document does not contain advice. The information contained in this document is of a general nature only and does not take into account your particular objectives, financial situation or needs. All figures shown are estimates only, calculated using the rate and term shown. Different amounts (of loan) and different terms will result in different comparison rates, and other fees or waivers may also affect the cost of the loan. To view a comparison rate schedule, contact your local Homeloans Accredited Mortgage Consultant. This information is not to be used or relied upon (nor substituted for) financial advice. No warranty is given in respect of this information and Homeloans, its associated companies, agents or employees will not be liable in any way with respect to decisions or actions taken by you having regard to this information. Maurice Graham is a credit representative (CR No. 422678) of Homeloans Ltd (Australian Credit Licence No. 247829).

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