

PROPERTY ID: 5925424

MUNICIPALITY: SORELL

PROPERTY ADDRESS: 184 LEWISHAM SCENIC DRIVE
 LEWISHAM TAS 7173

PROPERTY NAME:

TITLE OWNER: 54932/56 : GAVIN FRANCIS HERIGHTY

INTERESTED PARTIES: GAVIN FRANCIS HERIGHTY

POSTAL ADDRESS: 184 LEWISHAM SCENIC DR
 (Interested Parties) LEWISHAM TAS 7173

MAIN IMPROVEMENTS SUMMARY

Improvements: DWELLING
 Improvement Sizes Improvement: Area:
 (Top 3 by Size): HOUSE 124.0 square metres
 OTHER IMPROVEMENTS

Number of Bedrooms: 3
Construction Year of Main Building: 1964
Roof Material: Galvanised Iron
Wall Material: Brick Board
Land Area: 0.0946 hectares

LAST SALES

Contract Date	Settlement Date	Sale Price
08/12/1999	21/01/2000	\$85,000
06/12/1996	13/12/1996	\$80,000

LAST VALUATIONS

Date Inspected	Levels At	Land	Capital	A.A.V.	Reason
15/12/2016	01/07/2016	\$140,000	\$220,000	\$8,800	REVALUATION
14/07/2010	01/07/2010	\$145,000	\$270,000	\$10,800	REVALUATION

No information obtained from the LIST may be used for direct marketing purposes.

Much of this data is derived from the Valuation Rolls maintained by the Valuer-General under the provisions of the Valuation of Land Act 2001. The values shown on this report are as at the Levels At date.

While all reasonable care has been taken in collecting and recording the information shown above, this Department assumes no liability resulting from any errors or omissions in this information or from its use in any way.

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Explanation of Terms

Property ID - A unique number used for Valuation purposes.

Date Inspected - The date the property was inspected for the valuation.

Levels At - Levels At - or Levels of Valuation Date means the date at which values of properties are determined for all valuations in a Municipal Area.

Land Value - Land Value is the value of the property including drainage, excavation, filling, reclamation, clearing and any other invisible improvements made to the land. It excludes all visible improvements such as buildings, structures, fixtures, roads, standings, dams, channels, artificially established trees and pastures and other like improvements.

Capital Value - Capital Value is the total value of the property (including the land value), excluding plant and machinery.

AAV - Assessed Annual Value. AAV is the gross annual rental value of the property excluding GST, municipal rates, land tax and fixed water and sewerage, but cannot be less than 4% of the capital value.

Interested Parties - This is a list of persons who have been recorded by the Valuer-General as having interest in the property (ie owner or Government agency).

Postal Address - This is the last advised postal address for the interested parties.

Multiple Tenancies - Properties that have multiple tenants are assessed for separate AAV's. e.g. a house and flat.