

AWO UNIT TRUST
ABN 78 579 685 229

BALANCE SHEET
AS AT 30 JUNE 2019

	Note	2019 \$	2018 \$
CURRENT ASSETS			
Cash at bank		74,847	40,375
Cash on hand		10	10
		74,857	40,385
FIXED ASSETS			
43 Fullarton Road		3,571,267	2,768,257
Plant and equipment	4	28,733	33,803
		3,600,000	2,802,060
TOTAL ASSETS		3,674,857	2,842,445
CURRENT LIABILITIES			
Unit holders current accounts	5	297,016	193,837
Revenue in advance		24,746	27,809
Other creditors		-	4,831
Good and services tax	6	6,081	7,825
		327,843	234,302
NON-CURRENT LIABILITIES			
CBA Bill Facility - Number 148829		441,994	699,970
		441,994	699,970
TOTAL LIABILITIES		769,837	934,272
NET ASSETS		2,905,020	1,908,173
TRUST FUNDS			
Settled sum		11	10
Issued units	7	2,101,999	1,908,163
Asset revaluation reserve		803,010	-
		2,905,020	1,908,173
TOTAL TRUST FUNDS		2,905,020	1,908,173

<p>\$2,905,020 / 2,101,999 = \$1.382/unit</p> <p>700,666 units @ \$1.382 = \$968,320.41</p>

The accompanying notes form part of these financial statements.

These statements should be read in conjunction with the attached compilation report.

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OFF MARKET

43A Fullarton Road

Kent Town SA 5067

5 3 3 351m² 705m²

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Estimated Range

Medium confidence

How much is 43a Fullarton Rd, Kent Town worth?

Last updated 3 Feb 2020

x 2 properties



\$1.31M

\$1.77M

\$3.54M

AWO revalued at \$3.6M we accept this valuation.

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Property Details for 43a Fullarton Rd, Kent Town

43a Fullarton Rd, Kent Town is a 5 bedroom, 3 bathroom House with 3 parking spaces and was built in 1993. The property has a land size of 705m² and floor size of 351m². While the property is not currently for sale or for rent, it was last sold in Dec 2016.

Building Type	House
Year Built	1993
Floor Size	351m ²
Land Size	705m ²
Zoning	Commercial - C

Smart Property Tools