

McGrath

To whom it may concern,

RE: Rental Appraisal – 1/22 Sunset Drive, Jubilee Pocket QLD 4802

Thank you for allowing McGrath Property Management the opportunity to provide you with a current rental appraisal for the above-mentioned property.

Properties features:

- 3 Bedrooms
- 2 Bathroom
- 2 Carport
- Office
- Corner block

Based on the current strength in the market and taking comparable rentals into consideration, we believe a realistic rental value would be in the vicinity of.

\$600 to \$650 per week

Similar properties used for comparison for this appraisal are:

1/3 Shelter Court, Jubilee Pocket	3 Bed 2 Bath 2 Car	Leased September 24	\$580pw
4 Phoenix Court, Jubilee Pocket	3 Bed 2 Bath 2 Car	Leased September 24	\$620pw

This rental appraisal has been prepared for the information of the client.

Regards,

Jay Ahchay
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Disclaimer: The appraisal figure in this report represents an estimate of the rent for the above property could reasonably expect to achieve in the current rental market. This estimate is provided free of charge and is not to be construed as being a valuation. It is valid for 30 days from the date of this appraisal.