



Your Rental Appraisal

13th June 2024

To whom it may concern,

RE: 106 Ernest Street, Crows Nest 2065

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

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 \$1350.00 - \$1450.00 per week** in its current presentation. In addition, this appraisal is subject to the property meeting compliance requirements.

Should you require any further information or have any further questions, please do not hesitate to contact me on 0432 707 614, alternatively via email and juliancardona@mcgrath.com.au

I look forward to hearing from you in the near future.

Warmest regards,

Julian Cardona
New Client Consultant
0432 707 614
juliancardona@mcgrath.com.au

9 Lindfield Avenue
Lindfield NSW 2070
McGrath Property Management Pty Ltd ABN 121 908 656

McGrath
Property Management

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.