

Your Rental Appraisal

8th September
2025

To whom it may concern,

RE: 3 Laura Place, Varsity Lakes QLD 4227

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- \$1400 per week** in its current presentation. In addition, this appraisal is subject to the property meeting compliance requirements.

This estimate considers important factors like the property's size, condition, amenities, and the current market demand.

Should you require any further information or have any further questions, please do not hesitate to contact me on 0437 204 551, alternatively via email and jasminbradley@mcgrath.com.au

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

Warmest regards,



Jasmin Bradley
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Palm Beach QLD 4221
McGrath Palm Beach Pty Ltd ABN 62 488 531 683

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.