

Your Rental Appraisal

6th November
2026

To whom it may concern,

RE: 39 Thornhill Drive Forest Hill

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 reaslistic rental value would be in the **vicinity of $680 - $730 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 0406 381 944, alternatively via email and nicolegardner@mcgrath.com.au

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

Warmest regards,

Nicole Gardner

Nicole Gardner
Senior Property Manager
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207 Stud Road Wantirna South

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.