

29 Montwood Drive, Lennox Head

Rental Appraisal

31 July 2026

To Whom It May Concern,

Thank you for the opportunity to provide you with a current appraisal. As requested, I have viewed the property and considered the potential leasing of the property based on current market conditions and recently leased comparable properties.

Given a suitable marketing program & current market & condition, we believe the property at the above-mentioned property could achieve a rental figure of \$850 to \$900 per week in the current market.

Recent closest comparables for the property:

17 Tara Downs, Lennox Head - Leased April 2026 for \$900 per week

64 Sandstone Crescent, Lennox Head - Leased June 2026 for \$900 per week

54 Sandstone Crescent, Lennox Head - Leased April 2026 for \$880 per week

If you have any questions or would like to discuss your leasing options further, please don't hesitate to contact me.

Yours sincerely



Corinne Tickle
Business Development Manager

Encl.

Please note this is an appraisal only and not to be taken as a formal valuation. This appraisal is current as at today's date and market, and is subject to change in line with market conditions.

McGrath

Ballina
176 River St
Ballina NSW 2478
+61 2 6618 3399

Alstonville
3/78a Main Street
Alstonville NSW 2477
+61 2 6618 3399

Lennox Head
47 Ballina Street
Lennox Head NSW 2478
+61 2 6687 6155

Byron Bay
7A/21-25 Fletcher Street
Byron Bay NSW 2481
+61 2 6639 1200

Riverwalk Realty Pty Limited ABN 62 672 698 067 (an independently owned and operated Franchise business) T/as McGrath Ballina/Lennox Head/Alstonville
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Bergelow Hinterland Property Management Pty Ltd ABN 11 143 031 154 T/as McGrath Lennox Head
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