

60 Cameron Road, McLeans Ridges

Rental Appraisal

15th October 2026

To Whom it May Concern,

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

Given a suitable marketing program and current market conditions, we believe the house could achieve in the vicinity of \$850 - \$900 per week. Included in the rental price would be regular lawn and pool maintenance with the tenants paying the treatment costs.

Recent closest comparables;

339 Richmond Hill Road, Richmond Hill - 4 Bed, 3 Bath, 3 Carspace Leased June 2025 for \$850 per week

165 Richmond Hill Road, Richmond Hill - 4 Bed, 2 Bath, DLUG & Shed Leased Oct 2025 for \$850 per week

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

Kind Regards,



Lachlan Pearce
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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.