

McGrath

14th June 2024

To Whom It May Concern,

Thank you for the opportunity to provide you with a current appraisal of 2/1 Claremont Place,,
Lennox Head NSW 2478.

As requested, I have viewed the property & considered the potential leasing of the property based
on current market conditions and recently leased comparable properties.

Given a suitable marketing program & current market I believe the property could achieve a rental
figure in the vicinity of \$650.00 to \$700.00 per week in the current market.

Closest comparable rentals that have leased;

26B Habitat Way, Lennox Head- 3 Bed, 2 Bath, DLUG- new build lead in October 2023 for \$700 per
week

2/19 Coolooa Avenue, Lennox Head- 3 Bed, 2 Bath, DLUG- original leased October 2023 for \$650
per week

Should you have any queries or would like to discuss your leasing options further please ensure to
reach out.

Yours sincerely



Kimberley Virtue
New Business 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.*

BALLINA

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BYRON BAY

Shop 7a, 21-25 Fletcher St
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ALSTONVILLE

3/78A Main Street
Alstonville NSW 2477
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LENNOX HEAD

47 Ballina Street
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