

McGrath

9th July 2024

To Whom It May Concern,

Thank you for the opportunity to provide you with a current appraisal of 26 Dress Circle Drive,, Lennox Head NSW 2478.

As requested, I have viewed the listing & 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 \$830.00 to \$880.00 per week in the current market.

Closest comparable rental that has leased;

3 Cowrie Street, Lennox Head- leased June 2024 for \$880.00 per week- 4 Bed, 2 Bath, DLUG

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.

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