

Monday, 19 June 2023

To Whom It May Concern,

Re: Rental Market Appraisal

Pty: 72 Bolwarra Road, Bolwarra NSW 2320 (Old Bolwarra Location)

Thank you very much for the opportunity to provide you with a market appraisal of the above- mentioned property.

It is our considered opinion that the above property based on comparable evidence and today's market climate, would have an estimated rental return of the below:

\$580 - \$600 per week

We further note, that with some cosmetic renovation, the property could easily raise this figure to that of the mid to latter \$600 per week range given its old Bolwarra locational factor. Refer to the listing agent for cosmetic renovation advice.

If you have any questions regarding this matter, please do not hesitate to contact me on 4933 5544.

Yours faithfully

First National David Haggarty



Jade Tweedie

Class 1 Licenced Real Estate Agent / Principal, Partner

Disclaimer

This appraisal is prepared solely for the information of the client and not for any third party. Although every care has been taken in arriving at the figure, we stress that it is an opinion only and not to be taken as a sworn valuation. We must add the warning that we shall not be responsible should the appraisal or any part thereof be incorrect or incomplete in any way. The above should be seen as a guide only and a further onsite inspection will need to take place in future to confirm the pricing bracket at the time the client puts the property to market, to ascertain any changes within the market in that time.